

**17-19 Smith Street, Clunes, NSW 2480**



**House For Sale**

Saturday, 17 February 2024

17-19 Smith Street, Clunes, NSW 2480

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 2024 m2**

**Type: House**



Braden Walters



Harry McKinnon  
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## For Sale \$1.2M-\$1.3M

As you step into this well-maintained home, you are greeted by a seamless blend of modern comfort and rustic charm. Bathed in natural light the two levels offer ample space for family living, while the potential for renovation allows you to customize and add significant value to your investment. The self-contained granny flat provides versatility – perfect for guests, extended family, or even as a potential rental income stream. Picture yourself enjoying the warmth of the wood-burning fireplace on cool evenings or basking in the comfort of air conditioning during warmer days. The property boasts not one but two titles, opening the door to future subdivision possibilities. Embrace the potential for expansion or investment opportunities in this sought-after location. Step outside to a North facing leafy district outlook, offering a peaceful covered retreat from the demands of everyday life. Nestled in a quiet cul-de-sac, this residence provides the perfect setting for relaxation and privacy. Convenience is key, with the village centre, schools and sports fields just minutes away, providing access to local shops, cafe, and amenities. Plus, the allure of Byron Bay is a short 30-minute drive, while the charming towns of Bangalow and Lismore are both within a 15-minute radius. -Spacious Two-Story Home-Scope for Renovation to Add Value-Two Titles for Future Subdivision-Self-Contained Granny Flat-Convert the separate shed to another garage/workshop-Air Conditioning for Year-Round Comfort-Wood-Burning Fireplace for Cozy Evenings-Leafy District Outlook for Nature Enthusiasts-Quiet Cul-de-Sac Living-Minutes from the Village Centre-Only 30 Minutes from Byron Bay-15 Minutes from Bangalow-15 Minutes from Lismore Discover the enchantment of Clunes living in this remarkable property. Don't miss your chance to secure a slice of hinterland paradise. Contact us today to arrange an inspection and make this dream home yours.