

**2 Chalker Street, Adaminaby, NSW 2629**

**Block Of Units For Sale**

Monday, 22 April 2024



2 Chalker Street, Adaminaby, NSW 2629

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 3**

**Area: 1094 m2**

**Type: Block Of Units**



Craig Schofield  
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**\$740,000**

An exceptional opportunity awaits at 1 & 2/2 Chalker Street, Adaminaby, NSW – a captivating dual occupancy property nestled within the idyllic alpine town, renowned for its picturesque landscapes and proximity to year-round adventure pursuits. This exquisitely presented property comprises a substantial landholding of 1,094 square metres, hosting a dual residential proposition – a charming 3-bedroom, 1.5-bathroom main residence alongside a delightful semi-detached 2-bedroom, 1-bathroom unit. The main house boasts a recently renovated, open-plan kitchen/living/dining area, replete with a welcoming wood fire and reverse cycle air conditioning, ensuring comfort regardless of the season. Seamlessly extending from the living area is a quaint courtyard, encircled by well-maintained, easy-care gardens that lend a serene ambience to the residence. In addition to the inviting internal spaces, the property offers ample outdoor amenities, including three water tanks dedicated to garden maintenance and a rustic chicken coop for those with a penchant for sustainability. The property presents a lucrative opportunity, currently achieving a rental yield of \$1030 per week. This unit, complete with reverse cycle heating/cooling and offered furnished, provides potential for use as a guest house or continued income stream, subject to existing tenancy. With a total of 5 bedrooms, 2.5 bathrooms, and 3 parking spaces, this unique offering set amidst lush gardens is a promising investment. Perfectly positioned halfway between Cooma and Mt Selwyn, and a mere 14kms from Lake Eucumbene, it's an ideal base for the ski or alpine enthusiast. Do not miss the chance to acquire this dual-property gem in Adaminaby, where leisure meets investment potential in one of NSW's most scenic settings.