

**35 Fourth Avenue, Katoomba, NSW 2780**



**House For Sale**

Wednesday, 25 October 2023

35 Fourth Avenue, Katoomba, NSW 2780

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 3939 m2**

**Type: House**



Kellie Harrington

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## **Auction**

Situated in a quiet, sought after location in North Katoomba, this home is ready for renovation. Partially completed, this home allows the new owner to add instant value. Requires complete bathroom installation and kitchen completion or replacement. This property also boasts a large block which could allow a dual occupancy proposition (STCA). Features include: • 3 bedrooms • Large bathroom space (first fix plumbing and electrics in place) • Open plan kitchen, dining and living room • Single lock up garage • Off street parking • Large 3,939 sqm block approximately • Potential to add value Grab this opportunity to renovate and finish off what the current owners have started.