

430 Smith Street, North Albury, NSW 2640

STEWART | GOULD

House For Sale

Wednesday, 12 June 2024

430 Smith Street, North Albury, NSW 2640

Bedrooms: 2

Bathrooms: 1

Area: 649 m2

Type: House



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Contact Agent

EXPRESSIONS OF INTEREST/OFFERS BY 2ND JULY AT 12PM This delightful red brick cottage, situated in a dress circle location, presents as an exceptional opportunity for first homebuyers, investors, downsizers or those looking to renovate and extend (STCA). The cosy and inviting layout includes the open plan living featuring lounge and dining area as well as the bright kitchen with updated electric cooking. Both bedrooms include built in robes and ceiling fans and are serviced by the central bathroom with shower, toilet and vanity. The residence includes a low-maintenance block and garden, providing the perfect backdrop for the covered outdoor entertaining. Beyond the homes' charming façade, practicality is assured with off-street parking available for your vehicles, ensuring peace of mind and added convenience. Located only 2km from Albury CBD, this property promises a lifestyle of ease and accessibility, with an abundance of shops, eateries, parks and schools all within close proximity. Note: The block size is approximate and represents the size of the block once the proposed boundary adjustment has been finalised with 788 Park Avenue, North Albury. Expressions of Interest are invited to purchase this property as well as the neighbouring property at 788 Park Avenue, North Albury either individually or as a whole. Rates: \$2199.48; Water: \$855.25 plus consumption. All best efforts have been made to ensure the information provided is true and correct, however we cannot guarantee its accuracy. We accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained herein. Prospective purchasers should make their own enquiries to verify the information contained in this document.