

**599 Beaumont Crescent, East Albury, NSW 2640**



**House For Sale**

Wednesday, 12 June 2024

599 Beaumont Crescent, East Albury, NSW 2640

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Hanessa Blanza  
02 6041 0799



Bob Packer  
0412767227

## Expression of Interest

A rare and exceptional property situated in the highly sought-after "Old" East Albury estate. Occupying a substantial 670m block. This residence boasts unobstructed views of Albury and its surroundings, offering immense potential for renovation and capital growth. Positioned for the ultimate lifestyle and convenience, this residence offers easy access to the Eastern Hill lookout, Albury Hospital, scenic walking trails, and the vibrant amenities of Dean Street just 1.5 km away. Comprising three bedrooms, one bathroom, spacious living area and a West facing balcony with a relaxing spa that captures the evening sunset and a kaleidoscope of colours. There is also a double garage, under house storage, and plenty of room to further extend the home. This property presents a unique opportunity for astute investors and discerning homeowners to transform it into a luxurious retreat. With its prime location and breathtaking views, the possibilities for renovation and expansion are vast. (STCA). Don't miss this chance to secure a piece of Albury's most coveted real estate, and your very own piece of history. Contact Bob Packer on 0412 767 227 or Hanessa Blanza on 0434 186 726 today to schedule an inspection and explore the full potential of 599 Beaumont Crescent, East Albury. Council Rates: \$2223.92 Water Rates: \$855 Approx Rental Potential: \$600 with renovations. All information about the property has been provided to Ray White by third parties. Ray White has not verified the information and does not warrant its accuracy or completeness. Parties should make and rely on their own enquiries in relation to the property.