

**1/5 Cowra Street, Brighton, VIC, 3186**

**buxton**

**House For Sale**

Thursday, 22 August 2024

1/5 Cowra Street, Brighton, VIC, 3186

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Ross Walker  
0425836613

## **Transform a Californian Classic 200m to Bay Street**

Executors' Auction - Discover the perfect base for a stunning renovation in a convenient North Brighton location. This classic Californian is just 200 metres from the vibrant Bay Street precinct, minutes from city transport, and a short stroll to excellent schools. Embrace the opportunity to renew a character-filled bungalow and create your dream home.

Behind a classic red-brick facade and charming tapered-post veranda, the interiors offer a glimpse of past elegance and future potential. Four principal rooms, featuring high ceilings, diamond leadlight windows, and original boxed windows, await your creative touch. The existing extension is ready to be transformed into a spectacular living and entertaining space, bathed in northern light. Additionally, a grassy front yard, long driveway, and double garage offers extra potential for expansion and customisation (STCA).

These sunlit grounds hold further promise with the option to build a contemporary new residence (STCA) in a low-traffic, high-amenity position on 310sqm (approx.). Whether you choose to enrich the home's inherent charm or start afresh, you'll be just minutes from shops, cafes, restaurants, the cinema, and the train station. Enjoy close proximity to Brighton Primary, Brighton Grammar, Firbank, and Brighton's Golden Mile beachfront.

This versatile property with flexible settlement terms (30-120 days) offers an enviable blend of opportunity, lifestyle, and future upside.

For more information about this rare renovation opportunity please contact Greg Costello on 0418 170 086 at Buxton Brighton.