



## PERFECT BLANK CANVAS ON A GREAT BLOCK

Perfectly positioned on the high side of the street and privately set back with an elevated outlook, this terrific home is bathed in natural light and provides the ultimate blank canvas for your dream renovation ideas, or even a simple refresh! Set on a great block of 697sqm and located just a short distance to town, this is a winning combination which appeals to a wide range of buyers and won't last long.

Upon entry you will instantly feel at home with a warm and welcoming ambiance, courtesy of original timber floorboards and joinery, high ceilings and abundant natural light via the expansive use of glass throughout. Ideally located at the rear of the home, the open plan kitchen / dining room overlooks the backyard and provides a great space for future bifold or French doors to be installed which could

**Council Rates:** \$1,785.00/year (approx)

**Water Rates:** \$175.00 p/q



## 5 EUNOE STREET, KATOOMBA

This floor plan and/or site plan is an approximation for illustration purposes only. All measurements are approximate and not guaranteed to be exact or to scale. Interested parties should confirm measurements by their own means.

