

# WEST END



## "16 Harriet Street - Two Story Cottage on Two Lots"

First time offered in over 60 years, this amazingly rare property is one of the last in the street with 2 lots (524m<sup>2</sup>) and offers the new owner multiple options:

1. Simply move in and enjoy the lifestyle this property offers,
2. The possibility of building a 2nd residence on the rear allotment,
3. Dual living opportunity,
4. Renovate to suit your personal needs.

Some of the character features include two fireplaces, high ceilings, tongue and groove walls and timber floors. Currently the lower level provides an expansive open plan living area, a big eat-in kitchen, a generous sized bedroom & bathroom.

Upstairs there are another two generous sized bedrooms, a sleep-out, study, an enclosed verandah, renovated bathroom and the main kitchen that overlooks the beautiful landscaped back garden.

This inner city oasis is perfect for entertaining family and friends. The terraced lawn garden allows for two pergolas, a brick dome oven, a selection of fruit trees including mango, citrus, olive and fig, veggie plots and much more.

There is also off-street parking for a number of vehicles at the side of the home and the rear garage.



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**This Property Will Be AUCTIONED ON SITE:  
11:00am, Saturday 27 March 2021**

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