








## Let your "Once Upon a Time" Story Begin

3 1 1,550m2

Perched on this elevated approx. 1550m2 block overlooking the Erica Mill Park and to the State Forest and beyond is this Country Cottage style home that has managed to retain most of the original features and is ready for a new chapter.

This charming property would be an ideal property for those looking to retire, those who are just starting out or for those wanting to run a B&B or a weekend retreat.

The cottage, an original "Mill" home has stood proud for well over 60 years and has managed to retain all of the characteristics that made this a home to last, it even has the original hard wood flooring.

Set in a park like garden, the home features three bedrooms, a kitchen & dining area, a lounge room plus a full length covered verandah across the front of the home, an excellent place to relax and unwind and enjoy the serenity.

The Cottage has all the mod cons to make your life easier, a dishwasher, electric cooking plus a slow combustion stove, electric heating to the bedrooms and a solid fuel heater in the lounge room.

Situated at the gateway to the Alpine Region, take advantage of the snow fields, camping, fishing and dirt bike riding/4x4 trails that are all at your doorstep and only 2 hours from Melbourne. You'll be living in a dream!

The property is being offered for sale fully furnished (optional & by negotiation) so you can move straight in and start enjoying.

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| **Price** | SOLD |
| **Property Type** | Residential |
| **Property ID** | 2064 |
| **Land Area** | 1,550 m2 |

### Agent Details

### Office Details

Strzelecki Realty
0488 927 133

Strzelecki Realty

Call Strzelecki Realty today on 03 5127 1333 to book your private inspection.

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