



1549 Buffalo River Road, Myrtleford



### A Unique Situation

Buffalo River frontage, just over 2 acres of land and 2 homes! Only minutes from Lake Buffalo this property includes a 3 bedroom brick veneer home with an open plan living area, reverse cycle air conditioning and zoned electric floor heating, timber kitchen with electric cooking, walk in pantry and a slate tiled floor, built in robes, and a large double carport. The second dwelling is a 2 bedroom cottage with open plan living and a wood heater that with a little work could be a good rental or short stay accommodation. A good flat usable block, right beside one of the best fishing holes in the river, an opportunity not to be missed.

Disclaimer: All care has been taken in compiling these particulars, but the vendor and their agents do not guarantee the details and cannot accept responsibility for errors or misdescriptions if any. Intending purchasers should satisfy themselves as to the correctness of details.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.

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**Price** \$675,000  
**Property Type** Residential  
**Property ID** 1904  
**Category** Acreage Semi-rural  
**Land Area** 1.00 ha

#### Agent Details

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