



**Lot 1, 231-241 Main Street, Rutherglen**

BRIAN O'SHEA  
0427 931 102



## RUTHERGLEN LIFESTYLE PACKAGE OPPORTUNITY, ON 3 LOTS 5551M2

Seldom do opportunities like this ever become available, a 4 large bedrooms 2 bathroom residence filled with character and charm on 5551m2 of land, within walking distance to Rutherglen's main street, plus climate comfort to boot. The residence also has a large living room, a large dining room, plus large family room and meals rooms, and the studio. The vendors are in the process of subdividing the 5551m2 of land into 3 blocks with the residence on 3702m2, lot 2 of 887m2 and lot 3 of 912m2.. Photos of the internals of the residence can be provided at an inspection. Private and time friendly inspections strictly by appointment with 48 hours notice to the tenant. The residence is being sold with vacant possession. INTERESTED PARTIES CAN HAVE THEIR PARTICULARS RECORDED FOR INDIVIDUAL LOTS FOR & WHEN CERTIFICATES OF TITLE ISSUE.

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.

4 2 4 5,551 m2

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	1993
<b>Category</b>	Acreage Semi-rural
<b>Land Area</b>	5,551 m2

### Agent Details

Brian O'Shea - 0427 931 102

### Office Details

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