



83 Cessnock Road Abermain, NSW

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Affordable renovation or rebuild project

In desperate need of some attention, this original home holds instant appeal to seasoned renovators wanting to renovate for profit, or is equally attractive for owner/builders to knock-down to create the home of their dreams on a large, level block. With Chinaman's Hollow 1km from the door and Kurri 5-minutes away, it's an affordable opportunity with plenty of future scope.

- Classic miners cottage in original condition, needing love and attention
- Set on a large and level block with space to rebuild a sizeable family home
- A substantial project for seasoned renovators ? not for the faint hearted
- Two double bedrooms plus separate living room and eat-in kitchen
- Convenient location minutes from all the services of a major township
- Great base for commuters with the Hunter Expressway close by

Price: \$200,000
Council Rates: \$401.00 p/q
Water Rates: \$790.00/year (approx)



Debra Ford

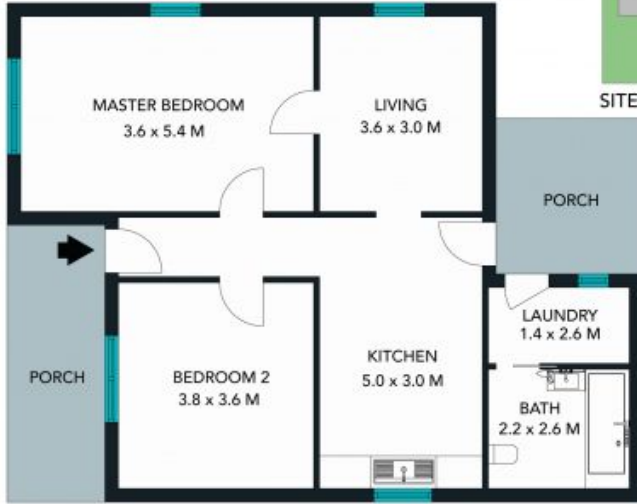
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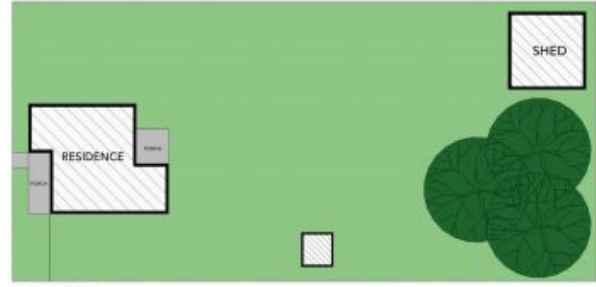
The floor plan is not to scale, measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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SITE PLAN



(NOT IN POSITION)



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