



56 Roseville Avenue Roseville, NSW



### Charming federation on prized 1600sqm level north to rear block

Loved and enjoyed by the same family for 53 years, this prized c.1909 Federation home sits on 1600sqm of north to rear land. Offering live-in comfort as is, with impressive scope to further renovate and create the ultimate family entertainer that blends period character with modern appeal. East-side walk to rail, stroll to village caf? lifestyle and Roseville College.

Price:

Contact Agent



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1st Floor

Ground Floor

Site Plan



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.

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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.