HAMLEY BRIDGE - Charming Miner's Cottage
$160,000

Built in the 1890's and perfectly placed, this bluestone colonial miner's cottage is located in the quaint township of Hamley Bridge. The property is within walking distance to local schools and shops, yet still enjoys the peace and quiet of a rural town.

Set on a generous 789m2, this cottage oozes the charm and character of yester year, and is just waiting for the perfect owner to offer a little TLC to bring it to its former glory.

The home offers two double bedrooms, with the potential for a third in place of the formal dining. An eat-in kitchen, two separate living areas, and a large bathroom/laundry complete the home. This historic home also offers modern solar panels, and some of its original features ? wood stove oven, combustion heater, and two original fireplaces, all still in working order!

Outside features ample shedding, front and side verandahs, and a pergola entertaining area, with a back yard that is a blank canvas, ready and waiting for you to create the gardens you want.

This home really is a must see for anyone in the market for a classic cottage in the country. Call Kies today for your private inspection.

RLA: 249396

Upcoming Inspections
Inspect by appointment, contact agent.
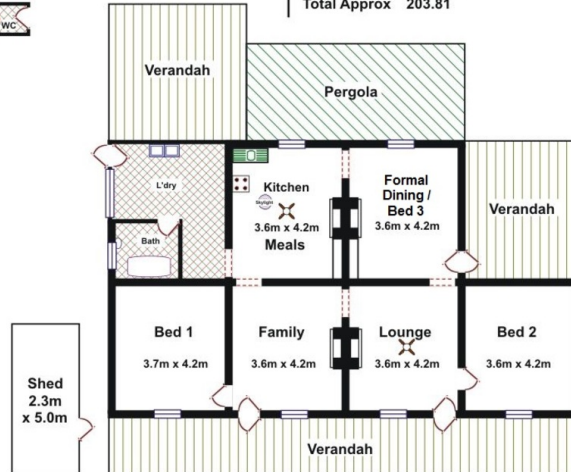
Land Size
789 m2

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KIES
REAL ESTATE

Shed
2.7m
x 3.1m

Area	M²
Living	132.30
Verandah	71.51
Total Approx	203.81

WC

Verandah

Pergola

L'dry

Kitchen
3.6m x 4.2m
Meals

Formal
Dining /
Bed 3
3.6m x 4.2m

Verandah

Bath

Shed
2.3m
x 5.0m

Bed 1
3.7m x 4.2m

Family
3.6m x 4.2m

Lounge
3.6m x 4.2m

Bed 2
3.6m x 4.2m

Verandah

Please Note: Every care has been taken to verify the correctness of the areas and details used in this leaflet. No warranty or representation is given or made as to the correctness of the information supplied and neither the owners, illustrator nor the Agents can accept responsibility for errors or omissions. The sketch is for illustration purposes only and intending purchasers should satisfy themselves independently regarding sizes, layout and location of the property. Please check with local council that all structures are approved by council.