



**14 Jubilee Avenue, Mullumbimby**



## Sub-Divide and Conquer

UNDER CONTRACT - Perfectly maintained on a huge 1322m2 sub-dividable block (stca) with a very spacious, three-bedroom character 1920s home. Ideally located in vibrant Mullumbimby offering the charm of yesteryear, with privacy, convenience plus huge potential. Plenty of room for a granny flat or a pool and the dual street access adds a host of possibilities.

Fleshly painted throughout, with intricate pressed metal ceilings, picture rails to frame memories across the walls and coloured glass windows that catch the light beautifully, are just some of the original features that elevate this charming property.

Timber floorboards flow throughout to create warmth and charm, the high ceilings add a sense of space while the fireplace is a great place to gather to enjoy cozy nights.

A picturesque green outlook and stunning established gardens offer a sense of tranquility with the private backyard providing plenty of room for the kids to play.

Other great property features include a secure, single garage, sun room and a rainwater tank adds to the property's sustainability.

Situated opposite the Mullumbimby Swimming Pool and Bowling Club and just a short stroll from the town centre, this property is also within easy reach of Byron Bay (20 minutes) and the Gold Coast (40 minutes).

### Main features:

3 1 1 1,322 m2

<b>Price</b>	\$1,325,000
<b>Property Type</b>	Residential
<b>Property ID</b>	1337
<b>Land Area</b>	1,322 m2

### Agent Details

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- 1920s charmer
- 3 bed, 1 bath, plus second toilet
- 1322m2 block with subdivision potential (STCA)
- Freshly painted throughout
- High ceilings & timber floorboards throughout
- Original features; pressed metal ceilings, coloured glass windows & picture rails
- Gas fireplace
- Green outlook
- Private backyard with stunning established gardens
- Single garage and rear access off Byron St
- Walk to town centre
- Opposite Mullumbimby Swimming Pool and Bowls Club
- Solar hot water system and rainwater tank
- The property had 2 inches of water through in 2022 but due to the solid timber construction no remediation was required

Call Gary or Todd for your opportunity to be part of the next chapter of this Mullumbimby gem.

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