

70 Breimba Street, GRAFTON, NSW 2460

Big Home, Big Potential – Generous Layout with Extensive Downstairs Area

Positioned in a sought after street in the Dovedale area, just moments from the Clarence River, 70 Breimba Street offers an impressive combination of space, scale and versatility, making it ideal for families, trades or buyers needing room to grow.

Set on a generous block, the home showcases an expansive floorplan upstairs, featuring four well-sized bedrooms, multiple living zones and a large kitchen and dining area. The layout provides excellent separation and flexibility, with a sunroom adding further living space-perfect for a second lounge, home office or kids' retreat.

The sense of space continues throughout, with high ceilings and generous room sizes creating a comfortable and functional home environment.

What truly sets this property apart is the substantial area underneath the home. Offering extensive garaging, workshop space and storage, this level provides endless potential for:

trades and home-based businesses

TYPE: For Sale

INTERNET ID: 133P0351

SALE DETAILS

[Expressions of Interest](#)

CONTACT DETAILS

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hobbyists or workshop use

additional living or utility space (STCA)

The long garage, multiple workshop areas and covered spaces make this a rare find for buyers needing more than just a standard home.

Outside, a rear deck provides a private space to relax, while the yard offers further potential for improvement or additional structures (STCA).

Located close to schools, local amenities and Grafton's CBD, this is a property that delivers size, flexibility and long-term potential in a convenient location.

Homes offering this level of floor space and under-house versatility are rarely available.

Opportunities like this are rarely offered - contact the Elders Real Estate Clarence Valley team for further information or inspection times 0491 616 380.

Benny Holder Licence No. 20312246

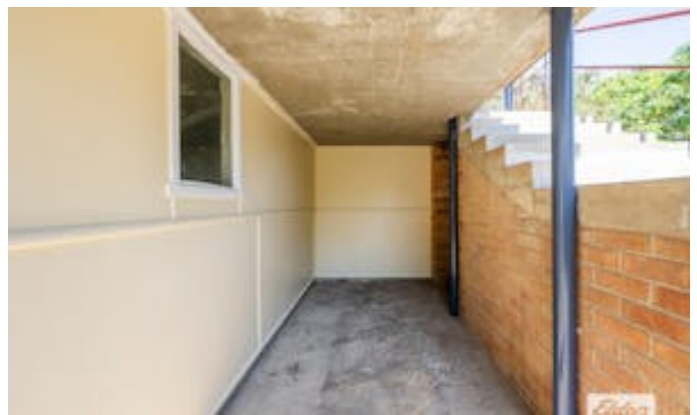
Chloe Dowsett Licence No.20511984

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- Land Area 724.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2









70 Breimba Street

