

195 Lucan Street, MULWALA, NSW 2647

Versatile Property with Immediate Returns & Future Upside!

The residence comprises four well-proportioned bedrooms serviced by one central bathroom, separate lounge area and expansive kitchen providing a solid and functional layout ideal for family living or rental accommodation.

Outside, the property truly sets itself apart with a huge carport, perfectly suited for boat, caravan, or trailer storage, catering to the lifestyle Mulwala is renowned for.

Adding further value is excellent side access options on both sides of the house and a large shed in the expansive rear yard, offering secure storage, workshop space, or additional vehicle accommodation. This rare level of access and usability significantly enhances the property's versatility.

Of particular note is the strong subdivision and development potential (STCA), making this an exciting prospect for buyers seeking to capitalise on a highly desirable location. With generous land dimensions and access points already in place, the site offers massive appeal for future development, redevelopment, or dual-occupancy opportunities.

TYPE: For Sale

INTERNET ID: 300P183323

SALE DETAILS

\$565,000

CONTACT DETAILS

**Elders Real Estate
Yarrawonga**
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Yarrawonga, VIC
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Situated close to local amenities, Lake Mulwala, clubs, schools, and the Yarrawonga township, this property combines lifestyle convenience with outstanding long-term growth prospects.

- Four well-proportioned bedrooms
- One central bathroom with practical layout
- Huge carport ideal for boat, caravan, or van storage
- Excellent side access to the rear of the property
- Drive-through access to a rear shed/workshop
- Generous backyard with multiple use options
- Subdivision and development potential (STCA)
- Strong appeal for redevelopment or dual-occupancy opportunities
- Well-established, quiet street in a sought-after Mulwala location

A property with this level of land, access, and development potential is rarely offered. 195 Lucan Street represents a standout opportunity in the Mulwala market.

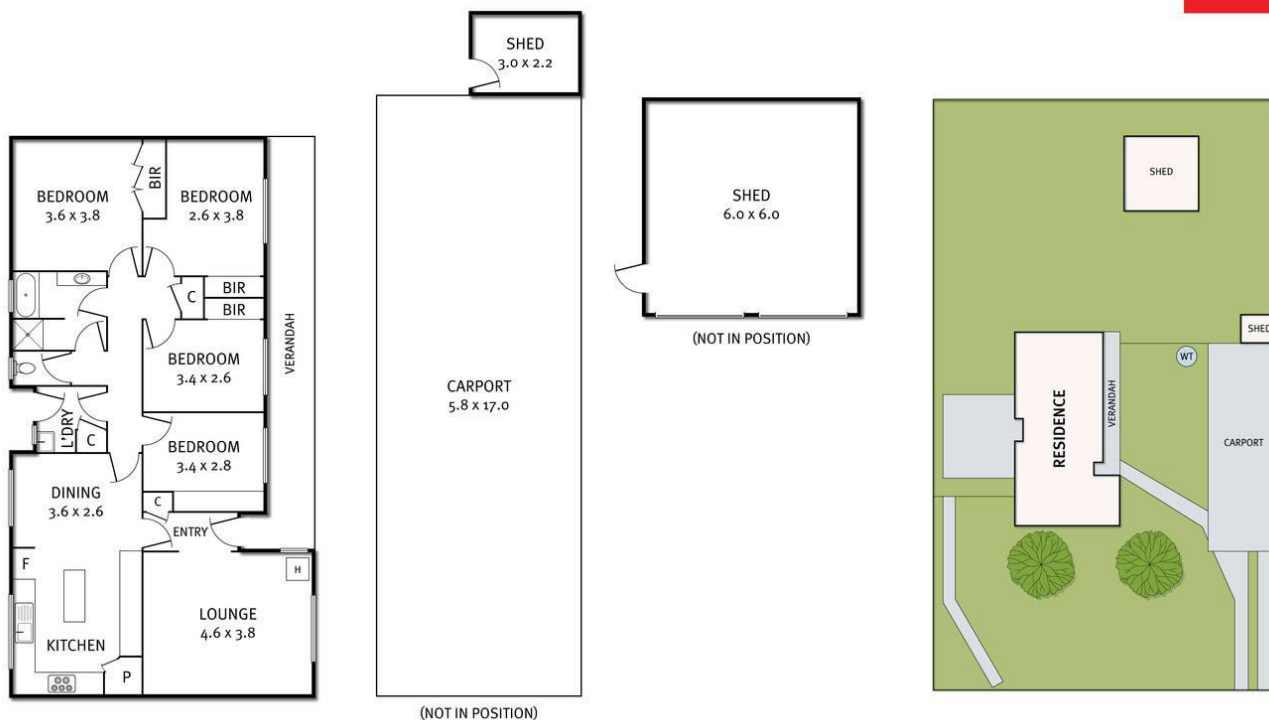
Other features: Area Views, Carpeted, Close to Shops, Exhaust, Heating, High Clearance, Openable Windows

- Land Area 1,257.00 square metre
- Bedrooms: 4
- Bathrooms: 1
- Car Parks: 4
- Single garage
- Single carport





195 Lucan Street, Mulwala



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