



## 36 Blackbutt Avenue Lugarno NSW

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Peacefully set back from the street on a 1005sqm block overlooking tranquil natural bush surrounds this beautifully preserved family home offered for the first time in 60 years showcases well-maintained original interiors throughout.

A fantastic opportunity for first home buyers to secure this presentable home in a sought-after postcode with local amenities, bush trails and Salt Pan creek just minutes away offering plenty of scope for a complete renovation or rebuild (STCA).

- Combined living & dining room with open fire place
- Three bedrooms with built-in robes & lush leafy outlook
- Neat original kitchen, bathroom & laundry with storage
- Huge rumpus room with built-in bar & powder room
- Covered balcony overlooking the tranquil bush surrounds

**Price** : \$ 920,000  
**Land Size** : 1005 sqm  
**View** : <https://www.gibsonpartners.com/sale/nsw/st-george/lugarno/residential/house/5854983>

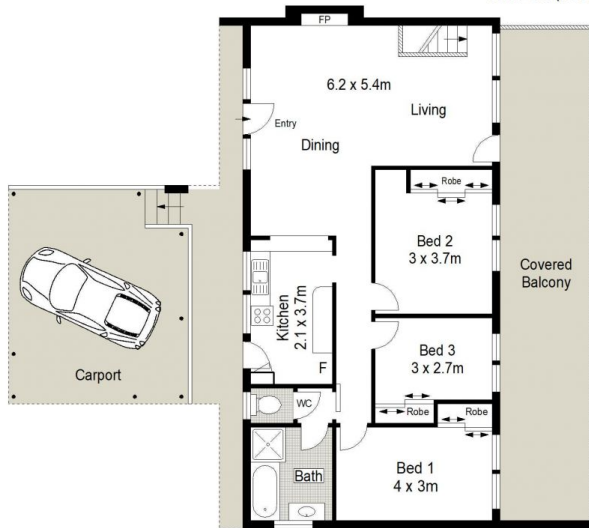


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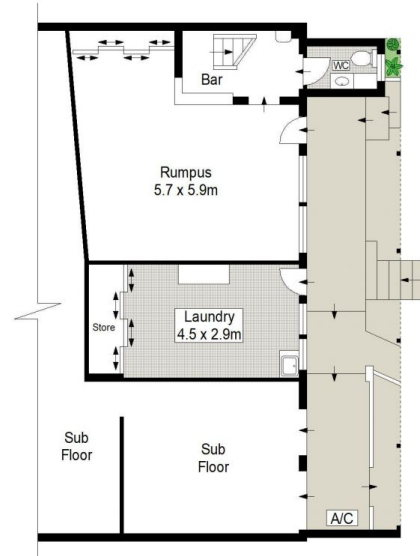




SITE PLAN (NOT TO SCALE)



GROUND FLOOR



LOWER GROUND FLOOR

0 1 2 3 4 5 METRES.

Gibson Partners Real Estate Pty Ltd

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.



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**GIBSON**