

**20 George Street, Marulan, NSW, 2579**



**House For Sale**

Friday, 1 November 2024

20 George Street, Marulan, NSW, 2579

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Type: House**



Michael Hassen  
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## **Perfect for First Home Buyers or Investors!**

This charming 3-bedroom home is an excellent opportunity for those looking for an affordable property at land value. Located in the Goulburn Mulwaree Council area, you'll find it in the heart of Marulan, close to local shops, Marulan Public School, and Mulwaree High School.

- 3 Bedrooms: All with built-in wardrobes
- 2 Bathrooms: need to complete renovation.
- Spacious Lot: 796m<sup>2</sup> with plenty of car spaces
- Cozy Living Area: Featuring a fireplace.
- Combined Dining & Family Area: Ideal for gatherings
- Kitchen: Equipped with a gas cooktop
- Outdoor Space: Huge backyard storage area with BBQ spot
- Parking: Two driveways for added convenience
- Connectivity: Reliable NBN Fixed Wireless available