

**9 Brady Avenue, Katoomba, NSW, 2780**

**House For Sale**

Monday, 20 January 2025

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**Bedrooms: 2**

**Bathrooms: 1**

**Type: House**

## **Designed for those with a passion for beauty**

Presenting an ideally located cottage where creativity flows freely and inspiration is ever-present. Nestled in the Echo Point precinct, this charming cottage exudes the character and elegance of a home lovingly crafted with artistic vision. Designed for those with a passion for beauty, this home invites you to live in harmony with its surroundings, embraced by lush, established gardens that serve as an extension of the home's serene energy.

Set privately along a quiet laneway, this residence offers the ultimate escape from the bustle of everyday life, creating a peaceful haven where you can retreat into a world of your own. The covered entertaining area at the rear is the perfect space for hosting friends, indulging in creative pursuits, or simply basking in the natural beauty that envelops you.

Inside, the cottage is a perfect blend of form and function, with high ceilings, elegant timber floorboards, and thoughtful details that reflect the home's artistic style. The living space is bathed in warmth from the slow combustion fireplace, adding to the cosy, inviting atmosphere-ideal for moments of relaxation or entertaining.

Whether you're an artist seeking a space to inspire your next masterpiece or simply someone who appreciates a home that nurtures creativity and comfort, this property offers an unparalleled opportunity. The timeless charm of this cottage and its captivating gardens provide the perfect setting to live and create in harmony. Located only minutes from the town centre shopping, art galleries, cafes and rail.

- Situated in a picturesque setting, only minutes' walk to Echo Point
- A true creative sanctuary, brimming with potential
- Fresh, light-filled, and inviting kitchen area
- Air conditioning split system in the living area for year-round comfort
- Covered entertaining area at the rear, perfect for gatherings
- Quiet and private laneway setting for ultimate tranquillity
- Open plan kitchen, dining and living area
- Good sized laundry plus a second w/c
- Spacious bedrooms, both with good natural light
- Enjoy bushwalking, waterfalls and world-class views just moments away