



## 11 Prince Street, Murwillumbah

First time the market in 50+ years! Commercial Zoning, Dual Access, Located in the CBD!

This beautiful 1930's two-bedroom Home, perfect for a first home buyer or Investor. Situated in town CBD. Home features 12foot ceilings, hardwood floors and 1930s art deco mouldings. It is an inviting home with a large open plan living area with local timber flooring throughout.

Home features two large bedrooms with built-ins and two sunrooms on opposite ends of the building. Zoned B4 (mixed use — commercial and residential) 518m2. This zoning makes this home ideal for a small business owner, investor or forward-thinking home buyer. Giving the new owner many options for future development. With Build Height Levels 12.2m.

600square Build area (stca)

Downstairs is fully concreted and features a storage room with Rear Lane Access. This is a character-filled home that is perfect for a family, investor, or developer who is interested in obtaining commercially-zoned land in the centre of Murwillumbah.

### Features:

- Commercial zoning (B4 mixed use)
- Plus Rear Lane Access
- 1930s character home
- Hardwood flooring
- High ceilings with art deco mouldings

 518 sqm

**\$445,000**

ID# 41460130005



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