



13 Campbell Street PICTON, NSW



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### ???Anna Livia??? circa 1870's

We are proud to offer this historic property to the market. The Original home stood 140 years ago and has been completely restored, extended and modernized. This gorgeous home has charm and character all set behind a quaint picket fence.

The weatherboard home was originally a railway workers cottage situated just up from the historic Railway Viaduct and train station. The detail and workmanship gone into restoring this property is second to none. Quality and attention to detail presents this home in its best possible light.

- 4 Large bedrooms all with ceiling fans
- Formal lounge and lined timber walls & ceiling
- Polished timber floorboards, cedar windows and sliding doors
- Open spacious living area with 9ft high ceilings
- Modern kitchen with ample bench space is a feature
- Charming front verandah to relax and enjoy the views
- Split system a/c, combustion heating, timber Venetians
- Huge rear deck for entertaining with spectacular views
- Garden shed and chook pen for the kids down the back
- Immaculate presentation - move straight into with nothing to do



**Gerard Smith**