



### 33 Snodgrass Street Yea VIC

3 1 2

Charming and comfortable three-bedroom family home with retro style bathroom, two reverse cycle heating and cooling units, open fireplace in lounge room and country style kitchen with electric cooking.

The land is a flat 1028 m<sup>2</sup> in two lots with 7.5 m x 9 m garage, established gardens and is within walking distance to main street and local swimming pool.

This home is Ideal for investors, down sizers or first home buyers offering plenty of scope for optimising it's potential. The property is zoned commercial with a nonconforming use of residential living.

**Type** : House  
**Land Size** : 1028 sqm  
**View** : <https://www.nobleknight.com.au/sale/vic/shepparton-central-north/yea/residential/house/6907440>



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