

**1 Poolman Street ABBOTSFORD NSW**

3 1 2

Footsteps from foreshore parkland in one of Abbotsford's most tightly-held streets, 'Wariala' is a classic freestanding Federation-era home, cared for by the one family for the last 50 years. In well-kept condition throughout, it now awaits a new family to redesign to suit their own personalised tastes and take advantage of one of the last original homes in this prestigious waterside setting. Overflowing with traditional charm, its perfectly peaceful setting is just a few minutes stroll to boutique Abbotsford village shops and cafes.

- \* Picturesque period facade with a tessellated tile verandah
- \* High ornate ceilings, picture & plate rails, leadlight windows
- \* Spacious lounge room flows through to separate dining room
- \* Rear sunroom opening on to a secure, low maintenance

**View :** <https://www.prbrealestate.com.au/2876840>

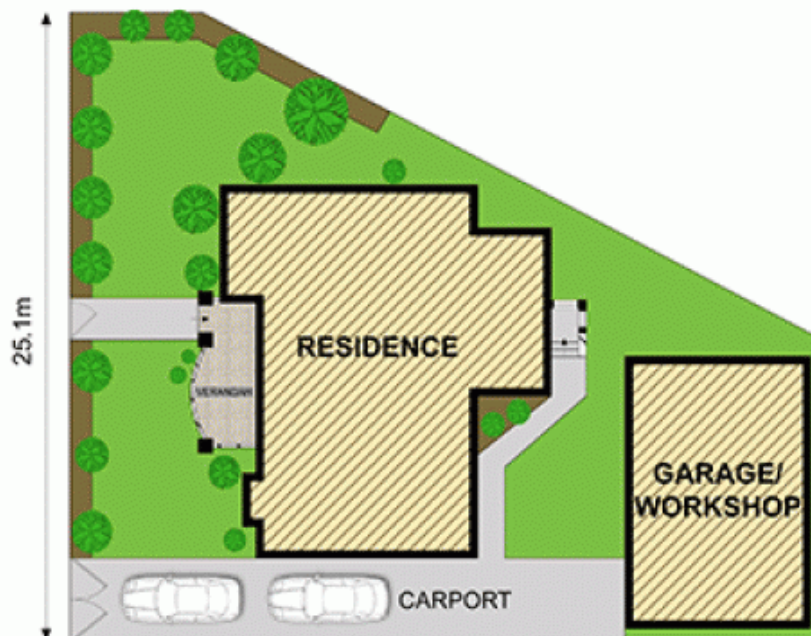
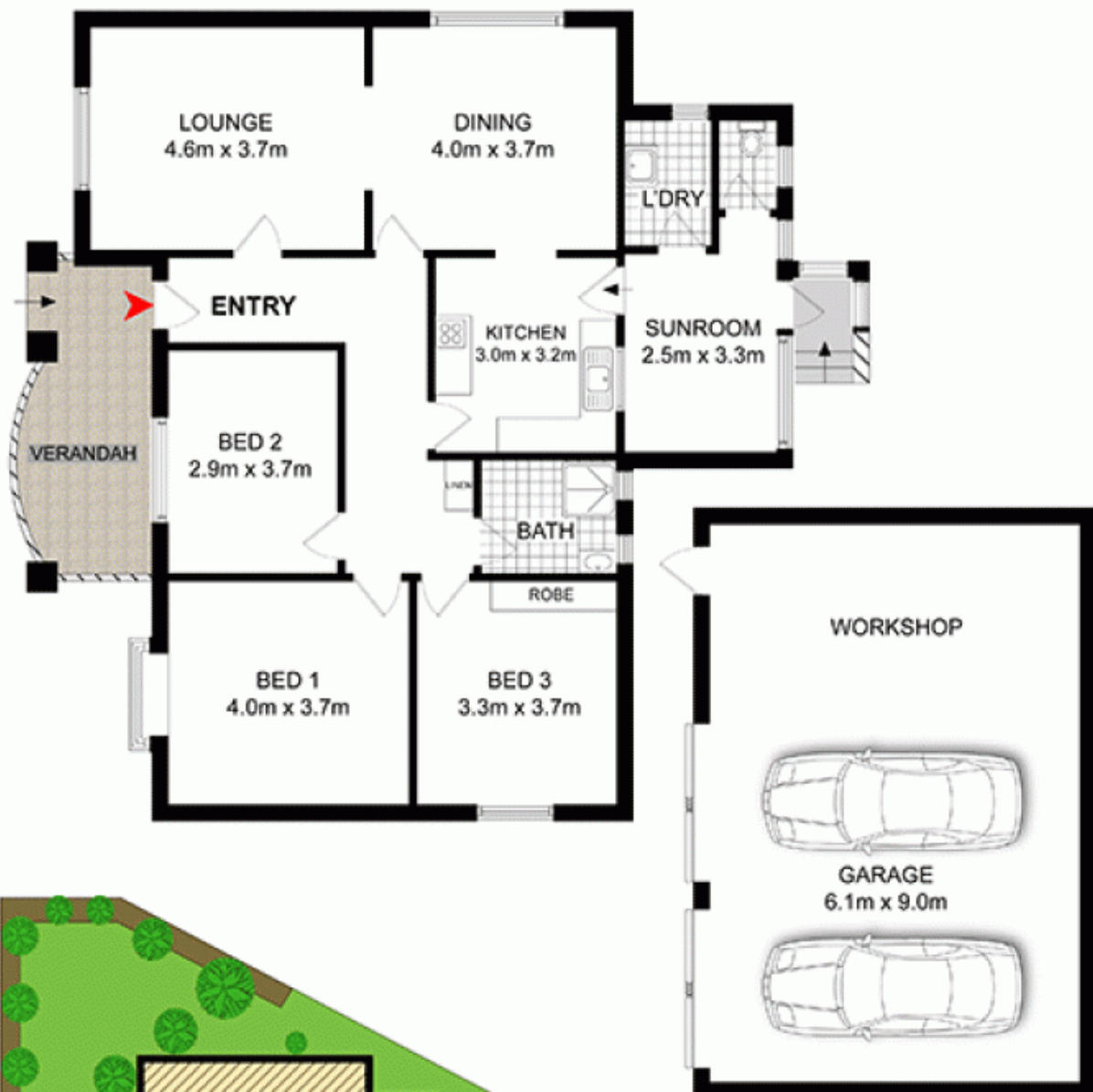


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SITE PLAN (not to scale)

**PRB**  
Real Estate



0 1m 2m 3m 4m



1 POOLMAN STREET,  
ABBOTSFORD

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