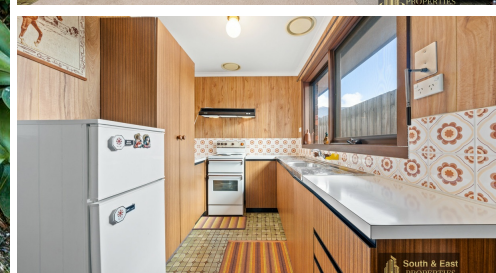


172 NINTH AVENUE S,, ROSEBUD, VIC, 3939



**SOLD**

## PERFECT LOCATION! – NEST OR INVEST

This immaculate home sitting on approx. 381sqm of prime land! Situated perfectly in a stunning location within walking distance to the heart of Rosebud town centre with its sandy beach, fabulous shopping and restaurants, this neat and tidy two-bedroom home delivers the best of beachside living.

Set in one of the last affordable peninsula suburbs so close to the beach, the property presents a golden opportunity for savvy retirees or investors, or a wonderful seaside holiday escape in a quiet residential street only a couple of hundred metres from the popular RSL club and even closer to local bus services.

Offering the comforts of a full-size residence but with the convenience and ease of a unit, the home features a living/dining area with a lovely atmosphere for relaxation or entertaining, while the rear covered patio and gardens provide plenty of room pets to run around.

The well-maintained kitchen features laminated bench tops, gas stove, oven and plenty of cupboard space while both bedrooms offer built-in robes and are positioned beside the bathroom.

Other features include a gas space heater, airconditioner, gated driveway that leads to a carport and an easily maintained garden.

For further information and to book your private inspection simply Call Asif on 0410 767 322

**2 BED | 1 BATH | 2 CAR**

**PRICE:**  
**\$650,000**

**OPEN FOR INSPECTION:**  
**N/A**



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172 NINTH AVE S, ROSEBUD



Disclaimer: Floor plan measurements are approximate and for illustrative purposes only.

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.