10 GRAY STREET, LEONGATHA, VIC, 3953

SOLD

A GREAT STARTER.

Situated in the heart of Leongatha, within walking distance to the centre of town, this home combines classic art deco charm with modern conveniences to create the perfect first home.

Timber floorboards flow seamlessly throughout, adding warmth and character to every room. The thoughtful floor plan encompasses three comfortable bedrooms and a well-appointed, updated family bathroom and kitchen with 900ml stove.

Year-round comfort is assured with 2 reverse cycle air conditioning systems and a wood fire, while the eco-conscious will appreciate the money-saving benefits of solar panels on the home.

The outdoor space has been cleverly designed to maximize enjoyment and functionality. A welcoming deck provides the perfect setting for alfresco dining and entertaining, while the fully fenced yard ensures a secure environment for children and pets to play. A popular 'wish list' item is the 6m x 9m shed with double doors, concrete floor and power. There is access into the yard and shed via the carport.

This property represents an outstanding opportunity to secure a well-maintained home in a thriving regional centre, close to Rail Trails, sporting precincts and only 20 minutes to Inverloch beach. With its combination of comfortable living spaces, practical features, and excellent location, this home offers the perfect foundation for your next chapter.
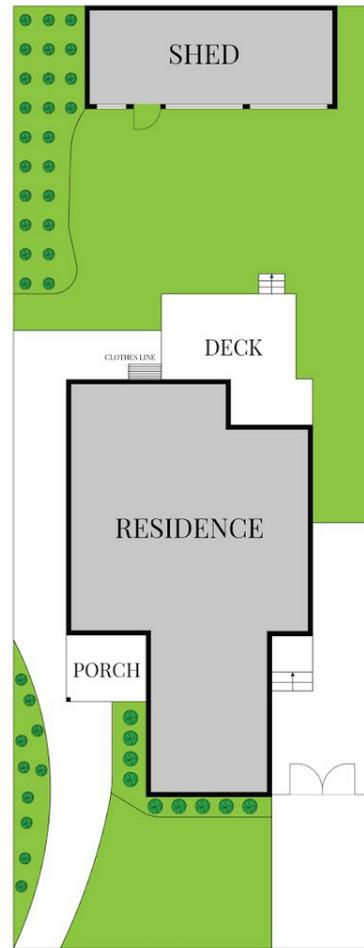
3 BED | 1 BATH | 3 CAR

PRICE:
$455,000

OPEN FOR INSPECTION:
N/A

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BEDROOM 2
3.1m x 3.1m

BEDROOM 3
2.4m x 3.1m

WC

BATH
1.9m x 1.7m

IWM

L'DRY
1.7m x 1.9m

CUP'D

MASTER BEDROOM
3.5m x 3.5m

DW

KITCHEN
3.7m x 4.1m

ENTRY

PORCH

LIVING
4.4m x 5.9m

A/C

FP

SHED

CLOTHES LINE

DECK

RESIDENCE

PORCH

N

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.

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