



SOLD

CHARMING COTTAGE, JUST MOMENTS FROM DROUIN TOWN CENTRE

This beautifully presented cottage home offers timeless charm and unbeatable convenience. Short walk to Drouin's vibrant town centre, this neat and tidy residence is bursting with character and practical appeal.

Step inside to discover a lovingly maintained interior featuring gorgeous vintage architraves, a striking hanging light in the lounge room, and a cozy open fireplace that adds warmth and charm. Outside, the fully fenced backyard includes a matching garden shed and easy-care gardens—ideal for quiet afternoons or pottering in the sunshine.

Whether you're a first home buyer, downsizer, investor, retiree, or a growing family wanting to be close to everything, this home is a smart and stylish choice. With the train station, bus stops, schools, shops, and essential amenities all within walking distance, you'll love the lifestyle—and the savings of not needing a car.

Key Features:

- Well-kept cottage with Colourbond roof
- Open fireplace and vintage period features
- Bathroom with bath, toilet & single vanity
- 2nd Toilet
- Fully fenced backyard
- Laundry
- Front deck
- Ducted heating
- Split system heating and cooling
- High ceilings
- Garden shed in a fully fenced backyard with power
- Walk to Drouin shops, transport, and schools

Investers- Great Rental return \$425 P/W (approx. 4.9% return on your investment)

Affordable, adorable, and so well located—this is one not to miss.

3 BED | 1 BATH | 0 CAR

PRICE:
\$480,000

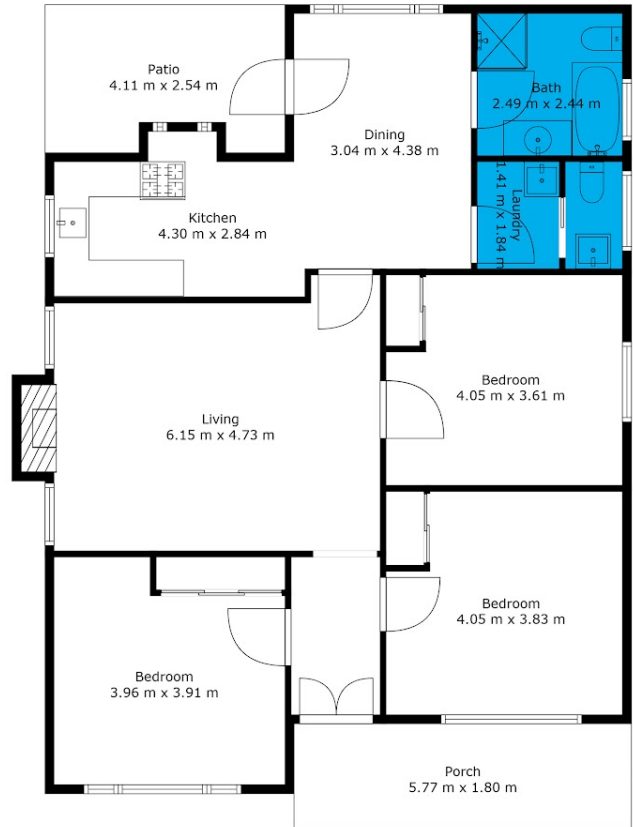
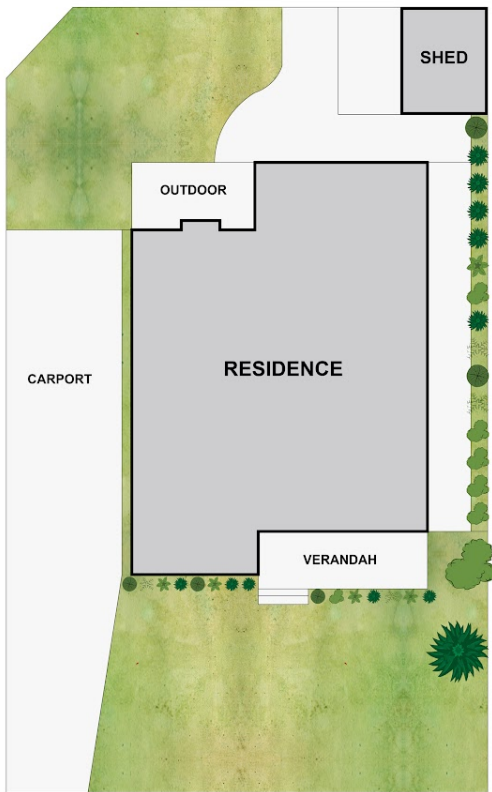
OPEN FOR INSPECTION:
N/A



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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here all measurements are approximate and are for illustration purposes only. No responsibility is taken for any error, omission or misstatement.

LIVING	12.05	sqm
TOTAL	14.20	sqm



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.