



# FOR SALE

## YOUR ENTRY-LEVEL OPPORTUNITY AT 246 REGENT STREET

For your convenience viewing by appointment only!

Welcome to 246 Regent Street! Whether you are a first-home buyer looking to step onto the property ladder or an investor looking to add to your portfolio, this property is a solid opportunity. Inside, you'll find a practical open-plan kitchen and dining area that flows into the living space. The kitchen is modern and inviting, with plenty of storage for everyday needs. The home features three good-sized bedrooms, all with wardrobes, along with a family bathroom, a separate toilet, and a separate laundry.

The backyard is a real highlight—it's a beautiful, sun-drenched space that gets light from all directions. It is fully fenced and secure, making it a safe spot for kids and pets to run around. With a single garage for parking and full compliance with Healthy Home regulations, this is a straightforward, move-in-ready option for anyone starting out. Don't miss out on this entry-level chance. Make your move and view 246 Regent Street today!

3 BED | 1 BATH | 1 CAR

PRICE:  
Enquiries Over \$429,000

OPEN FOR INSPECTION:  
N/A



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## 246 Regent Street Heidelberg



For Visual Purpose Only

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Floor Plan by INSPIRE MEDIA WORKS

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