

1/48 Demestre Street, Yass, NSW 2582



House For Sale

Monday, 3 June 2024

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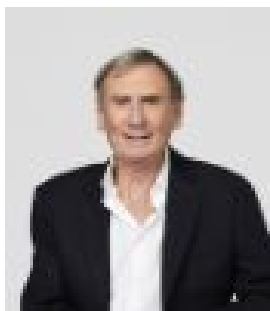
Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 463 m2

Type: House



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\$549,000-\$590,000

A rare chance to buy an attractive, renovated and updated charming cottage in an ideal central Yass location in an overline position. Wonderful first home, sound investment. The renovations are extensive from the engineered timber flooring to the new blinds. The kitchen is brand new with quality appliances which have never been used. The appliances include an integrated dishwasher, under-bench oven, glass cooktop with glass splash back and extensive timber benches which complement the engineered flooring. There is ample storage including the convenience of large pot drawers and a pantry cupboard. The whole is an attractive, convenient workspace with clean lines – food preparation and cooking will be a pleasure! The bathroom has been updated and the laundry has new cabinetry. The house has been freshly painted inside and out. There are two spacious bedrooms, one with built-in wardrobes. In addition there is a pleasant sunroom or office which could also be a third bedroom. Climate control is via an electric heater and effective insulation. The home is all-electric and well orientated with a strong northern aspect to the rear. It is perfect for the installation of solar panels and the addition of an efficient RCAC system. The home has an effective electric hot water system. The home was completely re-wired 15 years ago. The covered alfresco and private lawn and gardens are low maintenance.

Accommodation for two cars in a sheltered carport with a large storage room. This is a unique opportunity to purchase a comfortable, renovated, convenient and safe home with huge potential in central Yass at an exceptional price.

DO.NOT.MISS.THIS!! Call me now to arrange an inspection or be at the next Open Home. Lot and DP: Lot 2 DP 271185
UV: \$234,000 Land Rates: \$2,900pa House Size: 125m² Double Carport: 40m² with large storage unit Land Size: 463m²
Built 1930 extensively renovated and untouched since the renovations.