

1 Heather Court, Anglesea, Vic 3230

House For Sale

Wednesday, 17 April 2024

1 Heather Court, Anglesea, Vic 3230

Bedrooms: 4

Bathrooms: 2

Area: 1010 m2

Type: House



Kellie Saddington
0413650227

\$2,300,000 - \$2,450,000

If you're looking for a single level home that you can move straight into with no work to be undertaken, this property will suit your needs perfectly. Meticulously renovated, presenting as a brand-new home and comes with a 7 Star efficiency rating. The house and location offer an unmatched lifestyle opportunity. The striking façade is elegantly modern and has quality features with use of materials like the Merbau decking, posts, and base boards. A lovely design touch are the Blackbutt fascia beams. Uniquely placed in a private and quiet position with only has 5 properties in the entire court and yet everything you could wish for is right around the corner. This tucked away property is only 200 metres to the Anglesea River, main shopping village, cafes & restaurants, school plus the beach, which is easily accessible from the walking track that runs along the river. It's difficult to find properties with the combination of large land size of approx. 1010 sqm in this pocket of Anglesea, with the minimum block size being 400sqm. There is lush green grass and a spacious garden surrounding the home, offering further scope to enhance, the options are endless, ability to add a pool, spa, double lock up garage or even add more rooms to the existing house. The property has efficiently had the power installed underground, so the view of the treetops and river is unencumbered from the deck. Enjoy the north facing sunshine and warmth, which streams through the home and garden. The house has a generous and welcoming entrance, there is stunning oak engineered flooring throughout and carpet in the bedrooms. Open plan kitchen, dining and living room with splits system is bright & light, with the windows showcasing the expansive piece of land. The kitchen flows out to an undercover timber deck and outdoor area to enjoy BBQ's and wine in the afternoon sunshine. The main bedroom has an ensuite and BIR plus a split system for heating and cooling. The second bedroom also has BIR and the third is a flexible space that is set up as a bedroom / study room. The laundry with a door for direct access outside is well situated and also has the guest powder room in this space for convenience. An incredible feature of the property is the self-contained bungalow that has its own entrance, making this perfect for guests, teenagers, elderly parents or rent out for an income stream. There is the ability to enhance this and put in a bathroom, there is however an outside shower with hot and cold water within reach or just great for anyone coming back from the beach or canoeing in the river to rinse off. This property is guaranteed to impress and delight with the many special features and aspects, whilst its perfect now, it's a property that will continue to get better with time and awaiting the perfect residents to enjoy it! Contact - Kellie Saddington to arrange a private inspection outside of advertised open for inspection times. Ph: 0413 650 227 or kellie@soulfulliving.com.au