

100 Banfield Street, Ararat, Vic 3377



Sold House

Friday, 29 September 2023

100 Banfield Street, Ararat, Vic 3377

Bedrooms: 2

Bathrooms: 1

Area: 822 m2

Type: House



Adam Walker
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\$275,000

We have an exciting opportunity for you-a large 822 sq.m corner block located in a highly sought-after West end location. This property is ideally situated only 3-4 blocks away from Ararat West Primary School and offers semi-rural views towards One Tree Hill. Currently, the property is occupied by a tenant who is under a fixed lease until December 2023, paying \$250 per week. This provides an immediate rental income for the prospective buyer whilst you develop the rear (STCA)The outside features of the property present several possibilities for development. With the potential to subdivide (subject to council approval), you can explore the option of building a west-facing home, unit, or townhouse while enjoying the views of One Tree Hill. The property also includes a garden shed and frontage to 2 sealed streets. Inside, the house comprises two bedrooms, with an additional smaller third bedroom or study located at the rear. The spacious lounge area is equipped with a split system and ceiling fan for comfort. The kitchen offers an electric cooktop and oven, along with space for dining. The bathroom features a shower and vanity. This is a unique and affordable chance to either enter the real estate market or enhance your existing portfolio. Don't miss out on this opportunity-act now!