

13 Fyans Street, Derrinallum, Vic 3325



House For Sale

Monday, 11 December 2023

13 Fyans Street, Derrinallum, Vic 3325

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 961 m2

Type: House



Alistair Tune
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Toby Kent
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\$320,000 to \$350,000

Solid as a rock, an absolutely golden investment opportunity has presented itself to the tightly held and warm community of Derrinallum. A fantastic chance for the savvy investor, first home buyers, couples and retirees to snap up with this tidy humble abode. Comprising of three identically spacious bedrooms, all with large walk in robes and there is no fighting over who gets the best room as they are all equally fantastic. The huge north-facing living area soaks up all the sun and has room plus some more for all the friends and family to gather. A classic timber kitchen has storage galore and retro fixtures which are great for the home cook, it also has direct access to the formal dining area which could be a second living area also. A communal bathroom caters for the whole family with bath, shower and vanity. The laundry is vast and offers a great space for further use. The attached car garage with direct access to the house rounds out this fantastic sold brick home. The home is kept comfortable year-round with split system heating/cooling. Outside on the 961 m² (approx) block find a spacious and secure backyard and a compact brick workshop. There is also rear lane access at the back of the property. Located in a quiet street just a short walk to the main shopping strip of Derrinallum, this is ready-made to move right in with the option for the purchaser to give it their own cosmetic update if required. Situated on the Hamilton Highway, Derrinallum is perfectly positioned and within easy reach of regional centres, Geelong, Ballarat, Camperdown or Warrnambool. Contact the listing agents for further information today!