

**14 Smythes Road, Delacombe, Vic 3356**



**Sold House**

Monday, 14 August 2023

14 Smythes Road, Delacombe, Vic 3356

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Area: 1185 m2**

**Type: House**



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**\$540,000**

Boasting original character and spacious layout, this property offers the perfect canvas for adding your own flair and renovating to suit your personal taste. Open kitchen/meals/living area with walk in pantry and gas cooking, gas heating and a split system, three bedrooms (all with large built-in robes), study with built-in shelving plus a spacious formal lounge with a gas heater. Centrally located maintained bathroom with a bath and vanity, plus a separate laundry equipped with a shower and toilet. Situated on a generous allotment of approximately 1185m<sup>2</sup>, this property offers a myriad of possibilities. With subdivision potential (Subject to Council Approval), you have the option to explore development opportunities or expand the existing residence to suit your needs. Further features include enclosed and spacious rear yard, DLUG with power, garden shed, water tank, fruit trees and ample storage. Conveniently located close to Delacombe Town Centre, this home offers easy access to a range of amenities, including shopping centres, schools, parks, and more. Take advantage of the convenient location and embrace the lifestyle opportunities this property has to offer.