

14 Witcombe St, Winchelsea, Vic 3241



House For Sale

Wednesday, 15 May 2024

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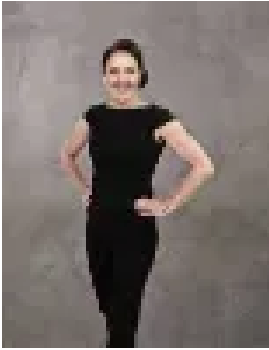
Bedrooms: 3

Bathrooms: 1

Parkings: 6

Area: 1350 m2

Type: House



Michelle Winckle
0352411488



Sophie Spowart
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\$600,000 - \$650,000

Unlock the potential of this rare gem! Boasting an expansive block and promising future development opportunities, this property is a savvy investor's dream. With approved plans for 3 townhouses, this fantastic opportunity is awaiting its next big-picture thinker! Step inside to discover a family-friendly floor plan, featuring two living areas, three bedrooms, a study, and a well-appointed central kitchen overlooking the vast backyard. With spacious rooms, including a large bathroom and laundry with direct access to the rear patio, this home offers comfort and convenience at every turn. Outside, you'll find ample parking with a double carport, additional on-site parking, and a generous garage/workshop complete with power and lights – perfect for the hobbyist or tradesperson. The property's potential doesn't end there. With future subdivision possibilities (STCA) in a town experiencing rapid growth, this investment opportunity is brimming with promise. Currently leased until Feb 2025 at \$380 per week, it offers immediate returns for the astute investor. Situated just moments from the town common, football ground, and reserve, and within easy walking distance of Winchelsea's amenities, this location offers the perfect blend of convenience and lifestyle. With Waurnd Ponds and Geelong just a short drive away via the ring road and the stunning Surf Coast within reach, this property truly offers the best of both worlds. *All information about the property has been provided to Hayeswinckle by third parties. Hayeswinckle has not verified the information and does not warrant its accuracy or completeness. Parties should make and rely on their own enquiries in relation to this property.