

16 Niela Crescent, Myrtleford, Vic 3737



House For Sale

Thursday, 13 June 2024

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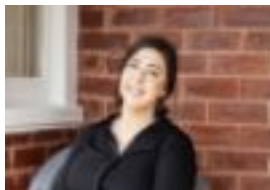
Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 618 m2

Type: House



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0402499257

\$590,000

Nestled in the quiet, elevated bend of Niela Crescent, this attractive residence sits on a pretty, but easy-to-maintain 620m² block, offering the perfect blend of convenience and comfort. This tastefully renovated home is close to parks, playground, hospital, doctor's surgery and library and an easy walk to the vibrant Myrtleford town centre, local schools and childcare centre. Entry is into a bright sunlit, open-plan living area, featuring expansive windows, fresh new flooring, and a new kitchen boasting ample bench space. The living room, with its cozy wood-burning fireplace offers a country charm that will instantly make you feel at home. Retreat to one of the three bedrooms, each bathed in natural light and offering ample space for comfortable furnishings and storage. The fully renovated bathroom, boasting both a bathtub and shower, is a testament to the attention to detail that defines this home. Step outside and be captivated by the expansive deck, a perfect setting for entertaining guests or simply enjoying the fresh air and the beautiful views. A dedicated fire pit area adds a touch of magic to evening gatherings. With a long driveway and two-bay carport, parking is never a concern. The well-designed garden requires minimal upkeep, allowing more time for the things you want to do and access to the front door includes a side ramp, making this property wheelchair accessible and perfect for older couples. Whether you're a first home-buyer, family, downsizing retiree, or a savvy investor, this property offers the perfect blend of comfort, convenience, and investment potential. Currently thriving as a successful holiday rental, this home has earned glowing reviews from delighted guests, all of whom experienced the magic this home has to offer. The Myrtleford area boasts stunning walking tracks and Mountains to the Murray Rail Trail, access to ski fields, easy stunning Lake Buffalo, two beautiful high country rivers, Mosaic Trail, downhill biking, walking and horse riding trails and so much more. Myrtleford features great coffee, cafes and restaurants, cellar door, with wineries all in easy access. Don't delay, contact our office today to seize the opportunity to make this charming home your own!