

# 17 Argyle Street, Belmont, Vic 3216

GEELONG REAL ESTATE CO.

## Sold House

Tuesday, 26 March 2024

17 Argyle Street, Belmont, Vic 3216

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 580 m2

Type: House



Ricky Forte

**\$695,000**

Nestled within Belmont High School Zoning, this captivating property boasts an enviable location perfect for families and investors alike. This delightful home showcases a host of modern upgrades. The kitchen stands as the heart of the home, featuring a Blanco dishwasher, induction cooktop, and ample storage, ideal for culinary enthusiasts. Meanwhile, the bathroom exudes luxury with its oversized bath, rainfall shower head, bespoke concrete bench top, and Burmese teak accents, creating a serene oasis for relaxation. Stepping inside, you'll discover three inviting bedrooms, an open-plan kitchen/meals/living area, a separate study, and polished floorboards throughout. Comfort is assured year-round with a central wood heater equipped with a heat transfer system to bedrooms, complemented by ceiling fans and split-system air-conditioning. Outside, a sprawling North-facing rear yard awaits, offering ample space for entertaining or simply basking in the sunshine. Additional highlights include a large entertainment area, perfect for hosting gatherings, and a double tandem carport providing access to a private and secure garden. Convenience is at your doorstep, with the vibrant High Street shopping precinct just a short stroll away, offering an array of restaurants, cafes, boutique shops, supermarkets, and essential amenities. For commuters, public transport options are readily available at either end of the street, along with easy access to the Geelong Ring Road. Furthermore, the property's proximity to the Geelong CBD, Waterfront, and Botanical Gardens, all within a 10-minute drive, ensures a lifestyle of both leisure and convenience. Don't miss this opportunity to secure a remarkable property tailored to meet the needs of homebuyers and investors alike.