

**181 Shannon Avenue, Manifold Heights, Vic 3218**

**AVENUE FIVE**

**House For Sale**

Tuesday, 28 May 2024

181 Shannon Avenue, Manifold Heights, Vic 3218

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Area: 486 m2**

**Type: House**



Sam Parsons  
0352416968



Hayley Clark  
0405668797

**\$770,000 - \$840,000**

A charming character home that effortlessly combines timeless elegance with modern comforts. Nestled in one of Geelong's most sought-after neighborhoods, this delightful residence is a haven for those who are dreaming of a lifestyle location. Upon entry you are greeted by a picturesque façade featuring original period details, dual entry doors, double hung windows, symmetry and beautifully low maintenance gardens. Step inside to discover a warm and inviting interior, where high ceilings, classic wide entry hall, create an atmosphere of understated luxury. Two large bedrooms complete with built in robes, formal lounge, modern updated kitchen and bathroom, dining room and a further 3rd bedroom or study provide ample space and living options. Enjoy off street parking via your side driveway that leads to a single lock up garage, further parking spaces, under cover alfresco and patio that the entire family will appreciate. Features Include: 9 foot ceilings Ducted heating Ducted cooling 13 panel 6 KW solar system Bosch kitchen appliances Ceiling roses Located within walking distance and a stones throw to Coles & Aldi, Funk and House Iberia cafes, Bakers oval and Pakington street, and some of the regions finest primary or secondary schools. 181 Shannon Avenue combines the best of suburban living with easy access to all amenities. Don't miss the opportunity to own this stunning home in the heart of Manifold Heights. Disclaimer: All information provided is in good faith. Avenue Five have received it from believed accurate 3rd party sources at time of receiving. Avenue Five will not be held liable for any loss resulting from your actions or decisions and advise you to make all necessary enquiry and research in regards to this passed on information.