

**19 Plantation Road, Corio, Vic 3214**

**GARTLAND**

**House For Sale**

Tuesday, 7 May 2024

19 Plantation Road, Corio, Vic 3214

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 569 m2**

**Type: House**



Lisa Emanuel

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**\$480,000 - \$520,000**

Move in and enjoy this perfect investment or first home with so much future potential for future subdivision (STCA). Located moments from Melbourne Road, local schools, sporting ovals and Corio Village. Updated internally with a homely feel. A spacious living room opens out to a grand undercover entertaining alfresco and backyard. The art deco style round steps add character while the yard offers plenty of secure parking and 2 storage sheds plus fences are in great condition. Polished floorboards add charm throughout and a freshly painted interior feels vibrant. The galley style kitchen with gas oven and cooktop overlooks the rear portico and adjoins the light filled dining space with fan, downlights and morning sun streaming in. The living room has matte black feature lighting, block out blinds, a gas heater and air conditioning for year round comfort. A very functional floor plan for families. The family bathroom includes a bath, shower, single vanity, medicine cabinet and heater. There is plenty of storage on offer including a large laundry with linen and trough, a separate toilet with storage cupboard and hallway with a further linen press, skylight and middle door. Featuring three good size bedrooms. Bedroom 1 has a fan, block out blinds and freestanding robe just off living and entrance. With two further bedrooms down the hallway that can be closed off for ease of family living by a middle door. Bedroom 2 has a fan, built in robes and tv point and bedroom 3 has a fan, block out curtain and a large space to place freestanding storage or create a built in robe. Other features include gas heating, air conditioning, concrete stumps, gas hot water, outdoor lighting. Art deco round step leading to rear paved undercover alfresco with outdoor lighting, secure double gate, set back far from the road, polished floorboards, fans, block out blinds and curtains, rear portico, additional freestanding pantries and cupboard on bedroom 1, updated wet areas, freshly painted, ceiling fans, an abundance of parking, security doors, hardwood front door Located a short walk or drive to Melbourne Road, Corio train station, multiple reserves and outdoor spaces, walking distance to Northern Bay College, Corio Village Shopping Centre, Beckley Park, local gyms, early learning centres, Geelong Ring Road access and the home makers hub. - Perfect first home with future potential - Ideal investment for possible development STCA - Updated interior with polished floorboards - Secure parking and large yard with double gate Potential rent return at \$400 - \$420 per week. To discuss in further detail please contact Emily Reid on 0477 922 969.