

**1A Evans Street, Belmont, Vic 3216**



**Sold House**

Friday, 25 August 2023

**1A Evans Street, Belmont, Vic 3216**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 343 m2**

**Type: House**



Ben Powe  
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## Contact agent

Set on a low maintenance 343m<sup>2</sup> (approx), this low maintenance home is perfectly positioned to offer you a convenient and cosmopolitan lifestyle. Walking distance to Public Transport and High Street with all its amenities as well as being close to Wauron Ponds Shopping Centre, Highton Village Café Precinct, Geelong CBD & Stunning Waterfront, The Barwon River and the M1 taking you to Melbourne in under an hour. Showcasing an abundance of natural light throughout, coupled with a practical floorplan, this home presents a rare opportunity in today's marketplace. Comprising three spacious bedrooms, all with built-in robes, sharing a central bathroom with toilet plus a second toilet for guests. The open plan kitchen and dining area is well proportioned with the kitchen featuring quality appliances, breakfast bar, walk-in pantry and loads of bench and storage space. Seamless access to the rear undercover entertaining area makes this the perfect place to entertain friends and family. The living area towards the front of the home offers plenty of space to furnish as desired. Some notable features include central heating and split system cooling to keep you comfortable all year around, ducted vacuum system, study nook in bedroom, garden shed and a remote single lock up garage with secure internal access. Don't miss your opportunity to inspect this rare offering on its own title.