

2/38 Forest Road North, Lara, Vic 3212



Unit For Sale

Thursday, 21 March 2024

2/38 Forest Road North, Lara, Vic 3212

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 176 m2

Type: Unit



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\$455,000-\$505,000

Built in 2017, this brick home is a great example of a quality build with considered choices made when designing and building the home. Ready to move in and make your own, the floor plan is very clever, featuring 2 bedrooms, 1 bathroom, generous laundry and plenty of other details you wouldn't expect at this price point. A large island bench with 20mm stone is the centerpiece of the living area, carefully separating the dining area from the living area. Freestanding 900mm stainless steel oven, cook-top and range hood make this kitchen fit for anyone. The kitchen includes a generous amount of cupboards and drawers and the broader living area includes plenty of windows, making the living area a light and bright space. Both bedrooms include built in robes and roller block-out blinds and the main bathroom includes a large bath and stone bench top. As you exit the home to the backyard/courtyard, you'll open both a sliding door and a security door, stepping out on to a concrete pad. Surround this area is a high fence with grassed area, separating the rear sliding door from the side access door to the garage. The backyard includes a clothes line, large water tank and Steel Chief garden shed. Other features include;- 2700mm ceilings- LED down lights throughout - 20mm stone throughout- ducted heating- large split system to the living area- dishwasher (dishlex)- 900mm appliances (Westinghouse)- plenty of cupboards in the kitchen (including overhead)- tiled living and wet areas (in great condition)- roller block-out blinds throughout - Steel Chief garden shed (on slab)- privacy thanks to this being the back unit of the complex (1 of 6) - not attached to any other unit (not wall on wall construction!)With rental income estimated at \$380 - \$400 per week, a circa 4%+ yield cannot be underestimated as property pricing increases. Call now to ask any question or book your private inspection. Nathan Loutit - 0407 880 925