

**2/43 Vanessa Avenue, Highton, Vic 3216**

**buxton**

**House For Sale**

Wednesday, 29 November 2023

2/43 Vanessa Avenue, Highton, Vic 3216

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Dylan Taggart  
0400060050



Anthony Greco  
0407541154

**\$395,000 - \$415,000**

Set in a peaceful and picturesque pocket, this well maintained and neatly presented home represents an affordable lifestyle or investment opportunity in coveted Old Highton. Superbly positioned within walking distance of all the shopping, cafes and amenities of Highton Village, local parks, reserves, Highton Bowls and Tennis Clubs, the Barwon River, less than 5 minutes from Deakin, the Epworth, Waurin Ponds shopping and entertainment precinct, and the Ring Road, this location offers outstanding local convenience with easy accessibility to the city and coast. Nestled in a private setting, the home is set behind low maintenance gardens. Inside, light interiors, modern flooring and split system heating and cooling create a welcoming atmosphere within. The generous living area flows effortlessly through to the dining and kitchen which is well equipped with 600mm freestanding oven and cooktop, excellent storage provisions, breakfast bar seating, and an outlook to the rear courtyard. The bedroom features generous built-in robes, serviced by a well-appointed bathroom tastefully presented in a neutral colour palette, including a large vanity with storage. A separate laundry and large linen closet add to the fantastic functionality of the home. Outdoors, the low maintenance rear yard offers a private space to enjoy the sun, relax or entertain, and garaging includes direct access to the backyard, providing for secure and convenient access to the home. An affordable opportunity to break into a sought-after location, this is the perfect property for anyone looking for an enjoyable lifestyle, or a great investment offering a wide appeal for renters looking for convenience and accessibility.