

**24 Welsh Street, Kyneton, Vic 3444**



**Sold House**

Tuesday, 3 October 2023

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**Bedrooms: 2**

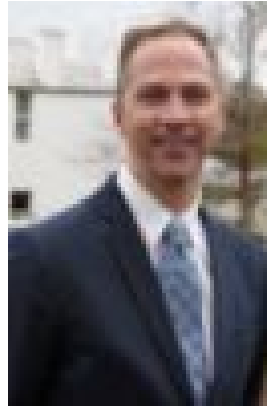
**Bathrooms: 1**

**Area: 340 m2**

**Type: House**



Beverley Higgs  
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**\$660,000**

Nestled in the heart of town, "Tostaree" is a captivating blend of history and modernity. This unique property, originally two miner's cottages built in the 1850s, today stands as a single, character-filled cottage which offers a seamless fusion of bluestone charm with a weatherboard extension. As you approach Tostaree, you'll be greeted by a picturesque white picket fence and French windows adorned with shutters, providing a glimpse of the charm that lies within. With 2 bedrooms, 1 bathroom, and a well-manicured garden, this property sits on approx. 340m<sup>2</sup> allotment. Upon entry, you'll discover a fresh and airy space with clean slate-white walls, painted floorboards, decorative ceiling medallions and original fireplaces with mantelpieces. The dining area boasts a delightful skylight, allowing natural light to filter in, creating a warm and inviting space. Bedroom number one offers a large space, incorporating a bookcase in the original doorway of the cottage. Bedroom two is equally inviting with the original window looking onto the extension which includes a sunroom. The kitchen is a delight with its Tassie oak cabinetry, classic white tiles, and large sink. The original fireplace adds a touch of character, and the built-in oven and separate stovetop with rangehood make meal preparation a breeze. The slate floor underfoot provides a timeless appeal. The modern bathroom features a striking silver pressed metal splashback above the claw foot bath, a large walk-in shower, and a stunning stained-glass door, complete with a separate toilet. The home also includes a European laundry, gas and electric heating and ceiling fans. Step outside into the fully fenced backyard garden, complete with an undercover area, paved pathways, and a handy shed. This is where you can truly enjoy the outdoors and all the natural beauty this property has to offer. The established garden is a horticultural oasis, featuring lavender, rosemary, an olive, plum, nectarine, bay and kumquat tree, roses, and many other treasures including veggie beds. Location couldn't be more convenient, High Street, local restaurants, cafes, IGA, and petrol stations are all within proximity, ensuring you have everything you need just steps away. Don't miss the opportunity to make "Tostaree" your new home or investment. Experience a piece of history with all the modern comforts and conveniences. (You also have the option to purchase the property fully furnished creating an opportunity for holiday accommodation). Experience a piece of history with all the modern comforts and conveniences.