

**28 Smallburn Avenue, Newborough, Vic 3825**

Danny Edebohia  
**PROPERTYSALES**

**Sold House**

Thursday, 14 September 2023

28 Smallburn Avenue, Newborough, Vic 3825

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Jarrod Cook  
0498999948

## Contact agent

In quaint and picturesque Smallburn Avenue, nestled amidst the gentle hills and scenic landscapes, lies an impressive 4-bedroom, 2-bathroom brick home. The house oozes street appeal, with its substantial brick exterior and inviting front porch, beckoning anyone who passes by to take a closer look. As you step inside, a feeling of warmth and comfort embraces you. The heart of the home is the enormous lounge room, flooded with natural light that streams in through the large windows, offering elevated views and a peaceful balcony to match. Just beyond the lounge room, a separate living room awaits, providing a cozy space for quiet and relaxation, adding flexibility to your lifestyle. Stay comfortable all year round with the convenience of a split system air-conditioning and ducted heating, ensuring a perfect climate indoors regardless of the season. The large master bedroom, complete with a walk-in robe, offers ample space to store your belongings. Complete with full ensuite, the master bedroom is a sanctuary with elevated views, providing you with the perfect retreat after a long day. The remaining three bedrooms have been freshly updated and offer generous proportions, ensuring ample space for family members or guests. They share the main bathroom, which is designed for relaxation and indulgence, boasting a spa bath, shower, vanity, and toilet. The spacious kitchen features plenty of storage, perfect for keeping your cooking essentials organised and within reach. Electric cooking ensures precision in preparing your favourite meals, while the dishwasher takes care of the cleanup. Another aspect that sets this home apart is the double garage, thoughtfully designed with plenty of storage options and direct access to the house. This feature not only keeps your vehicles secure but also provides a convenient entry point, especially during rainy or cold days. When it comes to the outdoors, you'll appreciate the low maintenance gardens and yard, allowing you to spend more time enjoying your home rather than maintaining it. A garden shed is available for storing tools and equipment, and the outdoor undercover entertaining area is perfect for hosting gatherings or simply unwinding after a long day. This property truly has it all - space, functionality, and picturesque surroundings. Located in the desirable Old Newborough area, you'll enjoy a peaceful neighbourhood while remaining within easy reach of essential amenities and attractions. Don't miss the opportunity to make this magnificent property your forever home. Call today to book your private inspection.