

**280 Settlement Road, Cowes, Vic 3922**



**House For Sale**

Saturday, 18 May 2024

280 Settlement Road, Cowes, Vic 3922

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 658 m2**

**Type: House**



Sam Clark  
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Bec Anderson  
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**\$799,000 - \$819,000**

This charming freshly painted 1960's weatherboard home, originally from Moorabbin, was relocated to Cowes approximately 20 years ago. Positioned on a fully fenced, generous 658sqm allotment, it's only a 600-metre walk to the beautiful north-facing beach and approximately 750 metres to Thompson Avenue, where you can access shopping, supermarkets, cafes, restaurants, and amenities. The home offers lovely street appeal with a shady front verandah and delightful period features throughout, including ornate cornices, sash windows, and high ceilings. The home comprises three bedrooms - the master bedroom with an ensuite and walk-in robe, while the other two bedrooms are serviced by a family bathroom and toilet. There are two living areas, with the spacious formal lounge at the front of the home, featuring beautiful timber floors and a split system heating and cooling unit. At the rear of the home is a light-filled dining / sunroom with direct access to the outside deck. The kitchen offers a gas cooktop, electric oven, and dishwasher. Completing the floor plan is a separate laundry and a third toilet for extra convenience. The functional backyard includes a partly covered north-facing deck, perfect for entertaining and summer barbecues. It's an ideal spot to add an outdoor spa, with enough yard space to install a family swimming pool! There is plenty of parking on the premises, with room for a caravan or boat, additional cars, and undercover parking in the single carport. Other features include a ducted split system to the master suite, an outdoor shower, a garden shed, concrete stumps, and an electric hot water service. This property is perfect for those looking for something with extra character and loads of potential, making it ideal for either holiday or permanent living. This property in Cowes is proudly presented to you by Ray White Real Estate Phillip Island.