

30 River Street, Quambatook, Vic 3540



House For Sale

Wednesday, 12 June 2024

30 River Street, Quambatook, Vic 3540

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 2588 m2

Type: House



No Agent Property VIC
1300850855

\$300,000

Phone enquiries - please quote property ID 34059. 30 River Street is located in a quiet country town around 300km from Melbourne. It has easy access to the town amenities of a walking track, Golf course, sporting facilities and playgrounds. It is a short walk to the local Convenience Store and Post Office, Café and the local Hotel. You can become settled very quickly by joining the Bowling Club, situated directly opposite – or sit on the front veranda and watch them play on those beautiful summer days. The house is located on a large 2588m² parcel of land. It is easy living in this open plan living area looking out onto a very established garden. With 3 bedrooms, all include built in robes, a study with a large built in desk and storage space which has an outlook onto the garden and a mud room at the rear of the house with built in storage, it covers all your needs. Complete with evaporative cooling, a wood fire heater and 2 split systems - one located in the main living area and the other in the master bedroom. The modern kitchen, with an abundance of cupboards, has a Westinghouse Ceramic Cooktop, Oven and Grill as well as a Dishlex Dishwasher. The island bench is also a feature with plenty of space for seating. The walk in pantry has shelves to the ceiling - you will be spoilt for space. The veranda and patio are surrounded by the garden provide a great place to hold BBQ's for family and friends, or enjoy a morning coffee watching the birds hop from tree to tree. The shed has space for your building or mechanical projects - or a couch and pool table - whichever you prefer. It has its own fireplace for the chilly winter months. It has easy access with 2 garage doors on to the front of the property and the workshop area has its own Roller door and concrete area into the back yard. The backyard is very large and will cater for your future plans to develop the space. With dual access – a double gate at the side of the property as well as an entry point at the front. The lawn and garden has a built in programable watering system. The established orchard boasts lemon, orange and mandarin trees, an almond tree, nectarine tree and a passion fruit vine. Outside the kitchen window there is a Fernery that you can fill with your favorite plants. There is also space for a veggie patch. This property oozes charm and has lots of character. Take a look for yourself today. **DISCLAIMER** While proudly assisting home owners to sell since 1999, No Agent Property takes every care to verify the accuracy of the details in this advertisement, but the correctness cannot be guaranteed.