

34 Kansas Ave, Bell Post Hill, Vic 3215

G E E L O N G
PROPERTY MANAGERS

House For Sale

Saturday, 11 May 2024

34 Kansas Ave, Bell Post Hill, Vic 3215

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 538 m2

Type: House



Warren Rapson



Ngaire Farnsworth
0352772727

\$535,000 to \$565,000

Welcome to 34 Kansas Avenue. This property needs work, love and attention and would be perfect for the enthusiastic First-Home Buyer or a couple wanting to get their hands dirty with some DIY. Paint, carpet and blinds along with some DIY repairs and basic landscaping would be a great start to making this a beautiful home to live in or rent as an investment property. This home offers a rare opportunity to create a dream home in a coveted location on 538sqm of land (approx.). Boasting three good-sized bedrooms, perfect for families or those needing extra space, two bedrooms come with built-in robes, offering convenience and ample storage. Stay cosy during the coming colder months with a near new Bonaire gas ducted heater and a gas space heater, ensuring efficient heating throughout the entire home and comfort all year round. Enjoy personalised climate control with the added convenience of a near new split system unit, providing optimal comfort regardless of the season. In the heart of the home lies a central updated bathroom with toilet. As you move through the hallway, you will find the internal laundry towards the rear of the home, including a separate toilet. Overlooking the deck and backyard, is the updated kitchen with a 4 burner gas cooktop, dishwasher, and a great amount of storage space with adjacent dining area. Stepping outside onto the undercover back deck overlooking the spacious north facing backyard, enjoy a blank canvas for landscaping enthusiasts or outdoor entertainers. Let your imagination run wild! For parking and storage this home offers off street parking in the form of a long driveway, a single garage with small storage shed at the rear. Don't miss out on the opportunity to make 34 Kansas Avenue your own. Whether you're looking to move in and personalise immediately or renovate gradually over time, this property offers endless possibilities for the lucky buyer willing to put in the hard work. Schedule your inspection today and start envisioning the future! Please contact Warren on 0418 582 309 or Ngairé on 0466 025 277 for a private inspection of this home. Public inspections will also be advertised.