

**38 Willis Street, Portarlington, Vic 3223**



**Sold House**

Thursday, 4 January 2024

38 Willis Street, Portarlington, Vic 3223

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 1006 m2**

**Type: House**



Trevor McManus  
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**\$970,000**

Nestled in the heart of Portarlington, this captivating property presents a rare opportunity for those seeking a renovation project or a prime development venture. Set on an expansive approx. 1006m<sup>2</sup> parcel of land with an impressive approx. 20-meter frontage, this elevated position affords an ideal canvas for your real estate dreams. Situated in the highly sought-after Portarlington area, this property enjoys the tranquillity of a coastal lifestyle while still being close to essential amenities. Just moments from the beach, shopping precincts, cafes, and schools, the location is both convenient and charming. The existing three-bedroom dwelling, though in need of renovation, is brimming with character and potential. Its classic design and original features provide an excellent foundation for those seeking to create a unique and personalized living space. Renovators will appreciate the opportunity to breathe new life into this charming original home. Its structure and character can be enhanced to create a modern and stylish residence while preserving its classic charm. With its large land size and generous frontage, this property is an excellent prospect for developers looking to build multiple dwellings (STCA) or subdivide into smaller lots. Perched on an elevated position, the property offers the potential for breathtaking views of the surrounding landscape, ensuring a picturesque setting to enjoy each day. The Bellarine Peninsula is thriving with activity and the Port Phillip Ferry now runs daily to the Melbourne Docklands. Check out the Bellarine 'Taste Trail' with farm gate producers, wineries, award winning cafes and restaurants. Property is currently tenanted with a great tenant that would be happy to stay, if you're thinking of investing...Don't miss your chance to secure this unique property with outstanding development potential or the perfect canvas for your renovation dreams. The possibilities are limitless in this sought-after location, and the charm of Portarlington awaits. Arrange a viewing today, contact Trevor McManus on 0448810074.