

40 Marraboor Street, Lake Boga, Vic 3584

House For Sale

Thursday, 7 December 2023

40 Marraboor Street, Lake Boga, Vic 3584

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 942 m2

Type: House



Charlotte Broad

\$198,000

Teasing an inspiring future with well-loved originality and sensational space, this two-bedroom home offers a sensational blank canvas for first-timers or project-seekers to explore their creative flair. With a flat 942sqm (approx.) block positioned right in the heart of town and only paces from the lake, this premium address offers more than just the chance to secure a home but the opportunity to step towards future dreams. With the versatile layout, including zoned living and dining domains, two spacious bedrooms, central bathroom, a rear kitchen with walk-through pantry, laundry with toilet and a rear sunroom, the practical layout welcomes flexibility to grow with the family as required. Comforted with split-system air conditioning and a gas heater, the home's cross-breezes capture the lake-side air before opening to a low-maintenance yard with dual storage rooms, a workshop and rear laneway access, perfect for trades. Long-term reward confirms the home's appeal with contemporary rebuild an exciting future prospect, while a position close to the town's heart ensures the school, shops, pharmacy, pub, and sporting facilities are all just a short walk from home.