

41 Dooen Road, Horsham, Vic 3400



House For Sale

Friday, 19 January 2024

41 Dooen Road, Horsham, Vic 3400

Bedrooms: 3

Bathrooms: 2

Parkings: 5

Area: 2310 m2

Type: House



Tim Coller
0353811131



Jacob Holden
0353881113

\$849,000

Nestled in a prestigious Doon Road location surrounded by many of Horsham's adored heritage style homes this immaculately presented home has undergone a thoughtful refurbishment that retains its many authentic period features whilst blending modern amenities to create the perfect blend of style, space and convenience. Fastidiously maintained throughout this extremely appealing home comprises a stately formal entrance with timber staircase leading to an upstairs loft / study / 4th bedroom and opening to a stunning period style lounge and dining room complete with towering ceilings, ornate timber dado paneling, box window seats and breathtaking leadlights. A second separate family lounge adjoins a sparkling white kitchen complete with stainless steel appliances and affording views over the private alfresco entertaining area and rear yard. Bed room accommodation comprises a generous master complete with ensuite and WI robe, two additional queen sized rooms with with BIR's, family bathroom and laundry. Offering high quality appointments, fixtures and fittings throughout supported by efficient heating and cooling via multiple evap air conditioning units, fully zoned gas ducted heating, energy efficient solar system and extensive rainwater catchment tanks. Set on a 2310m2 allotment with extensive irrigated lawns and established trees and gardens this private property boasts outstanding external improvements including a versatile brick studio building ideal for home business applications (STCA), hobbyist pursuits, teenagers retreat or Horsham's best man cave, double lock up garage / workshop and triple carport with undercover access to the residence. Perfectly located this outstanding property lies within easy walking distance of the Wimmera Base Hospital, Holy Trinity Lutheran College, St Brigids Secondary College, St Michaels Primary School, Horsham Primary School, multiple sporting facilities and other amenities. Inspection is highly recommended and encouraged.