

# 44 Davies Street, Newport, Vic 3015



## Sold House

Saturday, 23 September 2023

44 Davies Street, Newport, Vic 3015

Bedrooms: 3

Bathrooms: 1

Type: House



John Limperis  
0393972000



Katie Smith  
0425737673

**\$1,085,000**

• Nestled in a tranquil and tree-lined cul-de-sac, this delightful Victorian residence stands gracefully, offering a serene retreat within easy reach of the train station and trendy cafes • The home features two generously proportioned bedrooms, each thoughtfully equipped with built-in robes and study desks, electric wall heaters, and ceiling fans; an additional smaller third bedroom, adaptable as a study • The recently renovated kitchen and dining area offer modern convenience, complete with a gas cooktop and dishwasher • A cosy living space awaits, featuring a gas heater and split-system cooling for year-round comfort • The well-appointed bathroom with a shower and bath, seamlessly connects to an adjoining laundry • The lovely front yard has bulbs that bloom all year-round and the backyard has an undercover entertaining deck and grassed area, both designed for low-maintenance and complemented by two storage shed's for added convenience • Throughout the home, newly installed insulated honeycomb blinds provide privacy and energy savings • Solar panels enhance energy efficiency, making this home eco-friendly and cost-effective, adding to the convenience and security, a keyless entry system ensures peace of mind