

45 Commercial Road, Tarnagulla, Vic 3551



House For Sale

Friday, 10 May 2024

45 Commercial Road, Tarnagulla, Vic 3551

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 1350 m2

Type: House



Lois De Jong
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\$345,000

Welcome to 45 Commercial Road - a charming three-bedroom, one-bathroom house with excellent shedding (a 9m x 6m garage/shed with concrete floor, power and electric roller doors) and all located in the peaceful town of Tarnagulla. The property is currently tenanted with your optimal tenants who are looking to stay for a long time. Alternatively, the property can be sold with vacant possession on a 90 day contract. The property offers the perfect blend of modern comfort and country living. This is a low maintenance property with the construction being steel and steel cladding, making it an ideal choice for investors out there seeking a first time investment or to add to your portfolio. Alternatively, this is a fabulous and comfortable home. Step inside and be greeted by a spacious and light-filled living area. Comfort and convenience is assured with split system heat and cooling in situ. The well-appointed kitchen features ample storage space, electric cooking and good bench space, making meal preparation a breeze. There's three good size bedrooms, two with large built-in robes and the main has a new split system heat and cooling. Decadent comfort and there's plenty of room for all your needs here. The neat three-piece bathroom features a separate shower, bath and vanity. You will find the separate toilet adjacent to the laundry. Outside, you'll find a large backyard with endless possibilities. Whether you're a green thumb looking to create a stunning garden oasis or seeking space for the kids and pets to play, this property has it all, including two rain water tanks for the garden. The larger than double garage/shed provides secure parking for two vehicles, along with additional workshop and storage space. The property also has solar hot water and solar panels feeding into the grid. Town water is connected to the property. The front of the home is flanked by a beautifully decked verandah area, just the spot to soak up the rural ambience and take in the abundant bird life that flourish in the low maintenance native gardens that surround the home. You have a two-minute walk to the post office store that conveniently supplies your daily needs and has fabulous coffee, cake and toasties. It's a decadent lifestyle choice for sure. All of this on a generous 1/3 acre allotment (1350sqm) and located in the heart of Tarnagulla. You'll enjoy the town's rich history and picturesque surroundings, making it a truly special place to call home or simply invest with a view to the future. The community in Tarnagulla are both vibrant and progressive, there's a state primary school and annual events happening in the town. An easy 30-minute drive to Bendigo or Maryborough, and Dunolly is a short 10-minute drive away. Don't miss out on the opportunity to make 45 Commercial Road yours today. For more information, Contact Lois De Jong on 0413 175 087. Inspections of this property will commence on Saturday 25th May at 10.30 am.