

48 Morris Street, Tootgarook, Vic 3941



House For Sale

Wednesday, 10 January 2024

48 Morris Street, Tootgarook, Vic 3941

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 922 m2

Type: House



Mal McInnes

\$995,000 - \$1,090,000

FOR SALE BY EXPRESSIONS OF INTEREST - OFFERS CLOSING AT 2.00PM WEDNESDAY 7 FEBRUARY

2024 Overflowing with untapped potential in an enviable seaside location approx. 500m to the beach and the gourmet delights of The Kitchen Cafe, this adorable three-bedroom cottage on 922m² (approx) awaits a fresh beginning or potential redevelopment (STCA). Invited in via a flower-lined pathway, the single-level residence features a choice of 2 living areas encircling a huge central alfresco and a classic kitchen with a freestanding gas stove, ample cabinetry and a breakfast bar. Glass doors slide open to the vast alfresco patio providing both undercover and sun-splashed spaces to relax and dine outdoors, backdropped by a calm coastal ambience before strolling to tapas, cocktails and live music at the local bistro or exploring a near-endless supply of eateries in nearby Rye or Rosebud just a short drive away. Whether holidaying or savouring a serene permanent seachange, the home offers three bedrooms, including an expansive master with dual built-in robes, along with a full bathroom with 2-way toilet and a second shower bathroom, supplying comfortable lodgings for couples and families alike. The generously sized level allotment provides abundant room to extend the residence and/or build-up (STCA), while a savvy eye will immediately spot the potential to redevelop the blue-chip beachside block with a luxury contemporary coastal home (STCA). A short walk to Tootgarook Primary School with hot springs, golf courses, yachting facilities, equestrian trails and wineries a short drive away, the residence includes 2 gas furnaces, split-system air-conditioning and a double lock-up garage. To be notified when inspections of this property are available, to be sent a copy of the Contract and advised of property updates, simply submit an enquiry on this page. Belle Property is proud to be offering this property for sale. For further information, please contact Mal McInnes on 0415 502 316 or mal.mcinnis@belleproperty.com Disclaimer: Whilst every care has been taken in preparing the property information, it is to be used as a guide only. Please refer to the appropriate legal documentation to complete your due diligence.