

# 5 Fraser Court, Wodonga, Vic 3690

**Professionals**

## Sold House

Friday, 6 October 2023

5 Fraser Court, Wodonga, Vic 3690

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 824 m<sup>2</sup>

Type: House



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**\$667,000**

If you're looking for a beautifully updated family home, in a great location with absolutely nothing to do, then 5 Fraser Court will instantly appeal! An absolute pleasure to offer for sale, with perfect presentation and set on a secure and beautifully maintained allotment with low maintenance gardens, this home has a host of beautiful appointments and features throughout. Consisting of four bedrooms all with built in robes and ceiling fans, the main bedrooms also offers a bay window and beautifully updated ensuite with twin vanities. Both formal and informal living areas with the option of the existing dining room being utilised as a study, with the meals area positioned adjacent to the kitchen. The chef at heart will love the updated kitchen with beautiful benchtops, stainless steel appliances, great storage, and a walk-in-pantry. Whilst the family bathroom has also been updated with a stylish bath and vanity. Stylish décor throughout, and beautiful floating floors add to the appeal of this gorgeous home. Rest assured, you will remain comfortable year-round with ducted gas heating and ducted evaporative cooling throughout. Stepping out of the family room you will love the 4.8 x 8.9m enclosed entertaining area with tiled floor, ceiling fans, drop down blinds and a wood heater - a great place to sit and relax or to entertain at family gatherings! There are plenty of vehicle accommodation options, with a double carport with secure roller doors, as well as a separate secure undercover port for the boat, trailer, or smaller van. Adding to all on offer is the 6 x 9m powered shed with concrete floor and insulated walls and ceiling - an ideal workshop, garage or for use as additional storage. A 6.6 kW Solar System with 20 panels to ensure your power bills are kept to a minimum. Relax and unwind in the covered spa in the backyard, and there is also 2 lockable garden sheds and immaculate gardens on offer. Investors Note: the property has an expected weekly rental return of \$580 to \$600 per week. For more information or to arrange a private inspection contact Terry Hill on 0412 793 331 or Josh Hill on 0488 022 344