

5 MacPherson Street, Hamilton, Vic 3300



Sold House

Saturday, 25 November 2023

5 MacPherson Street, Hamilton, Vic 3300

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 429 m2

Type: House



Bridget Fry
0355711404



Nic Cullinane
0409711641

\$299,000

Ideally set amongst in this highly sought-after town pocket, this immaculate home merges the lines between low maintenance masterpiece and location focussed sanctuary. This exquisite home is neat as a pin and is designed to advantage of this esteemed and quiet family friendly pocket with peaceful and secure grounds. Enviably set on a private and low maintenance 429m² (approx.) block, this gorgeous home offers a welcoming and neutral colour palette and beautiful polished floorboards that will pull at your heart strings from the moment you arrive. Offering an open plan kitchen (including undermount oven, 4 burner gas cooktop, dishwasher, corner pantry, stainless steel sink, microwave nook and an abundance of bench and storage space) that opens up across the spacious dining area and flows through to the light drenched living area (with split system and elegant built in mantel piece and shelving). Securing 2 great sized bedrooms (both with built-in robes), a fabulous central bathroom (including corner shower, large vanity with storage and toilet). For the entertainers amongst you, the sensational undercover Alfresco area will have you hosting friends and family all year round. To round out this sensational package there is a single lock up garage (on concrete with lights) beautiful established trees, well-manicured grounds, and a charming front picket fence. Showcased as your very own tranquil retreat, this splendid beauty will draw you in to admire its light drenched living, calming clean lines and breathtaking location that is a pure delight to the senses. INVESTORS: For the savvy investor amongst you, this property currently secures a fabulous \$310 per week with a terrific tenant (Lease until: JUNE 2024), bringing you a wonderful 5.5% rental return that will have your accountant smiling from ear to ear and you laughing all of the way to the bank! Often sought after, yet very rarely found is a central town property that is also a quiet sanctuary, and this charm filled opportunity secures you the chance of a lifetime and allows you to take advantage of having everything at your fingertips, but being tucked away in a quiet street oasis – this property exceeds the standard property investment and presents for you a genuine lifestyle or easy investment for now and the future! This magnificent location is only a 20 minute drive to Dunkeld as the gateway to the Grampians, 45 minutes to Port Fairy beach or a 1-hour drive to Warrnambool and the start of the world-famous Great Ocean Road. A truly rare and exclusive opportunity awaits you!