

**50 Sutton Street, Warragul, Vic 3820**

**House For Sale**

Thursday, 21 March 2024

50 Sutton Street, Warragul, Vic 3820

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Carmen Christie  
0356231222



Stuart Brock  
0407610700

**\$575,000**

Perfectly situated on the outskirts of Warragul's CBD, this delightfully warm and welcoming, character-filled home is set amidst a flourishing garden of mature trees, native shrubs, fruit trees and herbs. • Charming, combined kitchen/dining space • Large master bedroom with built in robe, ensuite, new carpet and new split system air conditioner • Generously proportioned bedrooms with built in robes • Light and bright family bathroom with shower and bath • Good-sized living room with near-new flooring and double doors leading to the lovely rear garden with plenty of room for the kids and/or pets • Laundry with second toilet plus large mudroom • Fresh paint to a large part of the house • Gas ducted heating throughout • Several herb and vegie patches • Undercover alfresco with built in, multipurpose storage unit with enough room to store a couple of bikes • 2 x 1500L water tanks for toilet and washing machine use • 1 x 300L water tank for garden use only • Chook pen large enough for a couple of chooks • Off street parking plus single car carport with storage space • Brick shed/studio with power This fabulous property is just a stone's throw from Warragul Country Club, is close to primary and secondary schools, sporting facilities and walking tracks and is sure to appeal to a variety of buyers. Call us today 5623 1222. Disclaimer: All information provided has been obtained from sources we believe to be accurate; however, we cannot guarantee the information is accurate, and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own inquiries and obtain their own legal advice.