

# 50A Austin Street, Winchelsea, Vic 3241



## Sold Unit

Tuesday, 26 March 2024

50A Austin Street, Winchelsea, Vic 3241

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 475 m2**

**Type: Unit**



Geoff Bennett  
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**\$565,000**

This attractive residence is very nicely set in a great part of the Winchelsea township on a good size residential allotment of some 475m<sup>2</sup>. Complimented by lovely gardens and grounds, and fantastic covered and open outdoor entertaining areas, the home is of brick veneer construction with a colourbond roof and is in very good order. The floor plan incorporates two good size bedrooms, a front study / second living area, open plan lounge/dining, two way bathroom, a European style laundry and a very well appointed central kitchen. Further detail and features include : -☑Wood fired heating plus an excellent reverse cycle airconditioner -☑Ceiling fans to living area and both bedrooms -☑Good size built in robes to both bedrooms -☑A tiled entry hall and entry coat cupboard -☑A generous kitchen with mains gas cooktop and electric oven, dishwasher and plenty of bench and cupboard space -☑Tiled dining with carpets to balance of residence -☑Instant mains gas hot water service -☑Bathroom with double size shower, vanity and toilet -☑Two side yard garden sheds -☑Quality light fittings and window furnishings throughout -☑Concreted front driveway and parking areas -☑A large covered and paved outdoor entertaining area complete with café blinds, gate access and a great outlook over the generous side yard. The property is within walking distance to the town reserves, the Barwon River, the town centre, public transport and the many services, facilities and attractions that the increasingly popular township of Winchelsea has to offer. Waurm Ponds is just a 20 minute commute on a dual highway and the delights of the Surfcoast are handy via an idyllic 25 minute drive.