

6 Little Fryers Street, Guildford, Vic 3451



Sold House

Tuesday, 15 August 2023

6 Little Fryers Street, Guildford, Vic 3451

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 2000 m2

Type: House

\$652,000

Step into a realm of comforting charm with this tastefully updated weatherboard sited on approximately 2437 square metres of verdant land. Reflecting the captivating allure of the 1950s-60s, this house is a beautiful marriage of vintage charm and modern class. Bathed in natural light and calming verdant views streaming through its expansive picture windows, the home presents a harmonious union of indoor comfort and outdoor beauty within its welcoming walls. The floorplan showcases a spacious living room, perfect for family gatherings or quiet nights in. It also accommodates a contemporary fully equipped kitchen and an adjoining dining room that invites shared meals. The three tranquil bedrooms come complete with built-in robes offering ample storage, while the roomy bathroom caters to your needs with a practical shower-over-bath design. Enjoy as is or embrace the potential for further renovation and/or an extension (STCA), giving you the opportunity to shape the home to suit your individual tastes and lifestyle. Ideal for a diverse range of life stages - whether solo or a couple with a growing family, those looking to simplify their living, or a retiree seeking nature's spectacle of breathtaking sunrises and sunsets, this single-level home caters to all. The sizable outdoor area adds to its allure. Picture yourself cultivating a vegetable garden for the freshest of meals, letting chickens roam freely, or setting up a dedicated entertainment oasis. Envisage gatherings around a crackling fire pit on chilly evenings, summer barbecues under a clear sky, or serene stargazing from your personal outdoor haven. Nestled in the heart of Guildford, it offers more than a home; it's a way of life. Local amenities include a welcoming pub, a well-stocked general store, a post office, a tennis court, and a children's playground, all wrapped up in the relaxing rhythm of country life. Guildford even accommodates aviation enthusiasts with its local airport. Parklands and rivers provide a scenic landscape for your walking or hiking shoes. The location is an absolute advantage, providing quick and easy access to the vibrant cultures of Castlemaine and Daylesford. Furthermore, well-maintained roads comfortably connect you to Bendigo, Melbourne, Ballarat, and Geelong. Embrace Castlemaine's diverse offerings, from efficient train services and local cinema to theatres, engaging bookstores, and a variety of dining experiences. Alternatively, venture to Daylesford, a haven of wellness celebrated for its locally sourced fresh produce and a spectrum of dining experiences ranging from homely to haute cuisine. No matter your lifestyle preferences, relaxation habits or personal passions, this home is a welcoming sanctuary where they can be nurtured and realised. Features * Over ½ acre* Freshly painted inside and out* New wiring, stumps, insulation in roof (rating 5) and under floor (rating 3)* New sep serve treatment plant (services grey water & toilet)* New water tank feeds into toilet* Land Size : approx. 2000 sqm* Services : mains water & electricity* Electric Oven* LPG hot water and cooktop* Phone & Internet : available. Aussie Broadband wifi. Foxtel satellite for tv & internet.* Zone: Township Zone* Council : Mount Alexander Shire* Nearby amenities include tennis courts, parks, Vaughan mineral springs, Guildford primary school, saddle club, lookout, walking tracks* Lifestyle location with easy walk to Guildford pub, store, post office • Easy access to Castlemaine , Bendigo, Daylesford, Melbourne