

20 High Street, Moolap, VIC, 3224



House For Sale

Saturday, 12 October 2024

20 High Street, Moolap, VIC, 3224

Bedrooms: 8

Bathrooms: 5

Parkings: 10

Type: House



Owen Sharkey
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Income-Generating Dual Residence on Acreage

A truly rare offering, This property stands unparalleled in today's market. Set on over an acre (4700m²) of beautifully maintained land and just moments from the heart of Geelong, opportunities like this are seldom found.

Main Residence 1: A Contemporary Family Haven

This well-constructed brick veneer home boasts an impressive layout featuring four spacious bedrooms and a study. The open-plan design effortlessly merges the modern kitchen, dining, and living spaces, creating a versatile and functional family environment. Highlights of the kitchen include granite benchtops, dual Smeg ovens, a gas cooktop, and a large island bar, perfect for both entertaining guests and everyday family meals. The butler's pantry is fully fitted, offering ample storage, and the laundry area is fully equipped for convenience.

Upstairs, you'll find not one but two master suites, each complete with walk-in wardrobes and recently renovated ensuites. Whether you're looking for a home to suit a growing family or prefer a setup for multi-generational living, this property offers endless flexibility.

A standout feature is the converted garage, which has been transformed into an entertainment hub. With a billiards table, cosy fireplace, and space to watch the footy, it's an ideal retreat for both relaxation and social gatherings. Outside, the undercover entertaining area overlooks a meticulously maintained mature garden, offering the perfect backdrop for outdoor dining and leisure.

Airbnb Potential & Income Stream

The current owner has successfully set up the main residence as an Airbnb property, renting it out for \$250 per night. With an average vacancy rate of approximately 55%, the property is still generating a significant income of around \$58,500 annually, inclusive of cleaning fees. This additional income goes a long way in offsetting mortgage repayments, offering a fantastic opportunity for new owners to either continue this revenue stream or run the property as a profitable second business.

Main Residence 2: Montreux on High - A Piece of History

Lovingly renovated and restored, Montreux on High is a charming heritage home, over 100 years old and full of character. This residence mixes original features with modern conveniences, providing a unique living experience. Located just five minutes from Geelong CBD, Montreux offers easy access to public transport, local amenities, and the picturesque Bellarine Peninsula.

The second residence is perfect for extended family or guest accommodation, with spacious bedrooms, two bathrooms (one featuring a full bath), and living areas designed for comfort. There's a designated remote workspace, a children's playroom brimming with books, toys, and games, and access to Netflix and other entertainment options. The kitchen is equipped with modern appliances, including a microwave, air fryer, and a Webber BBQ.

The entire house is yours to enjoy, with a secured front garden and rear yard, perfect for hosting family events or simply relaxing in your private space.

Prime Location & Lifestyle

Situated at the gateway to the Bellarine Peninsula, 20 High Street offers more than just a place to live—it's a lifestyle. From exploring local beaches and wineries to enjoying Adventure Park and nearby golf courses, there's always something to do. For those commuting to Melbourne or Tasmania, the ferry service is just a stone's throw away.

Close to Geelong's hospitals, Deakin University Waterfront Campus, cafes, restaurants, and shopping centres, this home offers both convenience and serenity. Whether you're looking to enjoy the bay, immerse yourself in the cultural scene, or simply embrace a slower pace of life, this property has it all.

Key Features:

- ☑ Over 1.5 acres of prime land
- ☑ Two fully equipped residences
- ☑ 4+ bedrooms, 2 master suites with WIRs and ensuites
- ☑ Modern kitchen with granite benchtops and dual Smeg ovens
- ☑ Butler's pantry and large laundry
- ☑ Converted garage with billiards table and fireplace
- ☑ Undercover outdoor entertaining area

☒ Restored historical residence with modern touches

☒ Ideal location close to Geelong CBD, beaches, and local amenities

☒ Airbnb potential, currently generating approx. \$58,500 per annum with a 55% occupancy rate

This is a rare opportunity to secure a unique, versatile property with so much to offer. Whether you're seeking a forever home for your family or an investment with potential, Montreux and residency on High Street is the perfect choice. Don't miss out contact us today to arrange an inspection and discover this one-of-a-kind property for yourself.