

# 45 Market Street, Benalla, Vic 3672

## House For Sale

Wednesday, 26 June 2024

45 Market Street, Benalla, Vic 3672

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 739 m2**

**Type: House**



Brian Howe  
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**\$515,000**

Comprising of three good size bedrooms – ceiling fans & BIR's with also a lovely aspect from all of them. A leafy outlook to the mature trees with high end aluminium gutter guard installed. A tastefully renovated home with many select features. The renovation is completed and ready for your own touch. As new carpet in huge lounge area & polished timber floorboards is attractive feature of the home. The Master Bedroom has a Modern Split Air Conditioning System. The aspect to the front garden is a joy to gaze out at. An excellent roomy modern bathroom with quality fittings throughout. Excellent storage space in all areas. The kitchen area is of open plan and has a dining area in which is well sunlit with many large aluminium windows. Features of a State-of-the-Art Gas cooking range with a S/S rangehood & a dishwasher to compliment this quality-built kitchen. The Laundry also has been upgraded with new trough & tiling & rear door to the yard. Ultra efficient Hot water service that never leave you without hot water a must for families. The lounge room is very spacious new lighting, freshly painted throughout. Split air Conditioning to keep you comfortable in all seasons. Block out blinds to all windows of the home. Externally we have a workshop/storage shed, plenty of room for off street parking and all set on a big fully fenced low maintenance block. Situated in one of Benalla's most popular & best areas to live in. A short walk to the Benalla Lake & surrounds that has lovely gardens & eateries nearby. Simple a great place to be in Northeast Victoria a short drive from the CBD of Melbourne. We are in a fantastic location in Victoria that has many other regional centers within an hour's drive. As new, nothing to spend, excellent position close to everything and best of all superb value for money and priced to sell. Picked up the phone & make a personalized inspection of 45 Market Street with the sole selling agents. Asking Price \$515,000