

2/28 Collins Street, Kangaroo Flat, Vic 3555

**McKean
McGregor**

Unit For Sale

Wednesday, 19 June 2024

2/28 Collins Street, Kangaroo Flat, Vic 3555

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 192 m2

Type: Unit



Amy Sim

0427703661

\$340,000 - \$360,000

Charming solid brick home with amenities, secure yard, and prime location near Kangaroo Flat, offering comfort, convenience, and excellent investment potential. Solid Brick Home in a Prime Location – Located in a quiet, established neighbourhood, this solid brick home offers the perfect blend of comfort and convenience. With two large bedrooms featuring built-in robes, this residence is ideal for small families or couples. The house sits on a manageable 196m² block, with a house size of 74m², ensuring easy maintenance and a cozy living environment. The fully fenced property includes a secure rear yard and a lockable single car garage with internal access, providing both safety and privacy. Comfort and Convenience – This home comes equipped with a range of features to ensure year-round comfort. The gas wall heater and split system heating and cooling provide efficient climate control, while ceiling fans throughout the home add an extra level of comfort. The kitchen is well-appointed with a gas cooktop and oven, complemented by good storage solutions throughout the house. The property also includes a low maintenance garden with a paved rear area, perfect for outdoor relaxation. Ideal Investment Opportunity – This property presents a fantastic investment opportunity, currently tenanted at \$300 per week. It's prime location offers easy access to local amenities, including a swimming pool, sporting ground, and shopping options in Kangaroo Flat. Additionally, the home is adjacent to a bush block, offering a serene natural backdrop. Whether you're looking to expand your investment portfolio or find a cozy home with excellent rental potential, this property ticks all the boxes. Disclaimer: All property measurements and information has been provided as honestly and accurately as possible by McKean McGregor Real Estate Pty Ltd. Some information is relied upon from third parties. Title information and further property details can be obtained from the Vendor Statement. We advise you to carry out your own due diligence to confirm the accuracy of the information provided in this advertisement and obtain professional advice if necessary. McKean McGregor Real Estate Pty Ltd do not accept responsibility or liability for any inaccuracies.