



32 Sharp Street, YARRAWONGA, VIC 3730

Quality Period-Style Living in the Heart of Yarrawonga.

Set on a compact, ultra-low-maintenance allotment in the heart of Yarrawonga, this quality period-style residence is perfectly suited to the mature-age buyer, downsizer or savvy investor. Rich in comfort and functionality, built in 2022 the home offers three generous bedrooms, two well-appointed bathrooms and two versatile living zones, providing space without the upkeep.

The well-designed kitchen is a standout, featuring stone benchtops, a walk-in pantry and quality appliances, ideal for everyday living and entertaining alike. Year-round comfort is assured with ducted evaporative cooling, ducted natural gas heating and two split-system air conditioners, while energy efficiency is enhanced by a 6.5kW solar system.

Outdoors, the alfresco area with cafÃ© blinds creates a private space to relax or entertain, complemented by electric external shutters, security cameras and thoughtful inclusions throughout. This is a beautifully maintained home offering style, security and effortless living in a highly sought-after central location.

Other features: Close to Schools, Close to Shops, Close to Transport, Exhaust, Openable Windows, Roller Door Access

TYPE: For Sale

INTERNET ID: 300P191971

SALE DETAILS

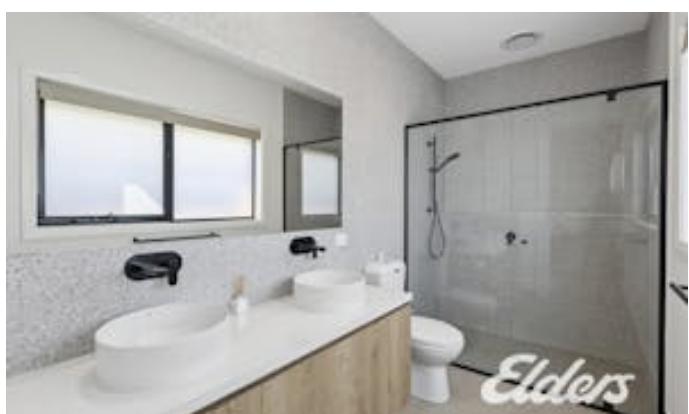
\$759,000

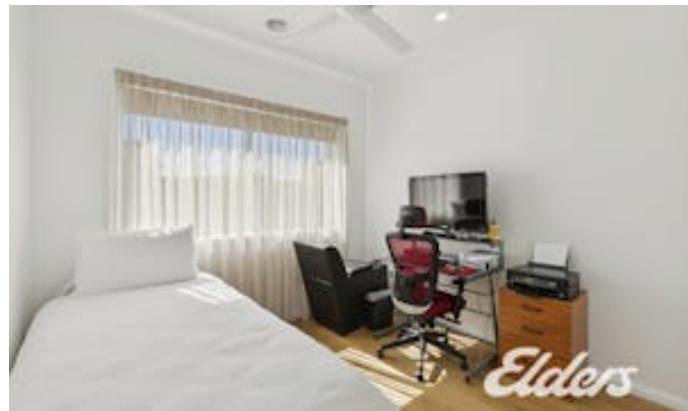
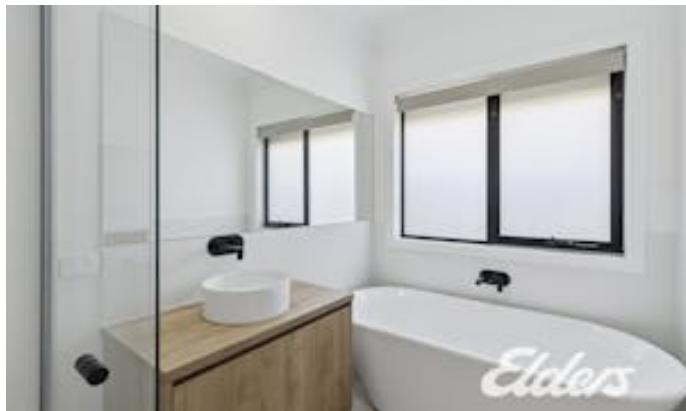
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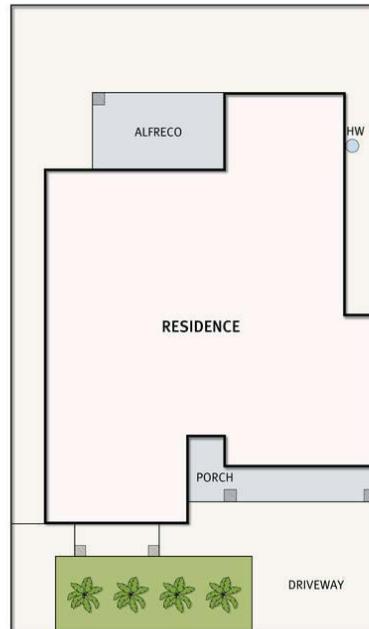
Xavier Leslie
0409 324 037

- Land Area 367.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Double garage
- Ensuite





32 Sharp Street, Yarrawonga



THE ABOVE PLAN IS AN ARTIST'S IMPRESSION ONLY, IT INCLUDES ELEMENTS THAT ARE FOR DISPLAY PURPOSES ONLY AND MAY NOT BE TO SCALE.
LANDSCAPING SHOWN IS INDICATIVE ONLY. DIMENSIONS ARE APPROXIMATE.