



23 Port Fairy Road, ARARAT, VIC 3377

Perfect upgrade or investment opportunity right here!

Set on a generous corner allotment of approximately 940 sqm, this updated three-bedroom rendered-brick-veneer home presents an excellent opportunity for families and investors alike.

Outside, the property offers a carport, powered garage/shed, powered workshop, garden shed, BBQ area, decked area, dog yard, secure fencing, a spacious front yard and a rear verandah-ideal for outdoor living.

Inside features a comfortable lounge with split-system air conditioning, two ceiling fans and wood heating. The renovated kitchen includes a ceramic cooktop, electric oven, dishwasher and space for dining. The main bathroom offers a shower over bath, while all three bedrooms are fitted with built-in robes, split systems and ceiling fans. The master bedroom also enjoys the convenience of its own ensuite.

Well-maintained and low-maintenance, this home is ready to move straight into or lease out with confidence.

Contact the selling agents today to arrange your inspection.

- Land Area 940.00 square metres
- Bedrooms: 3

TYPE: For Sale

INTERNET ID: 64P4719

SALE DETAILS

\$480,000 - \$520,000

CONTACT DETAILS

Ararat

167 Barkly Street
ARARAT, VIC
03 5352 4338

David Jennings
0417 371 872

- Bathrooms: 2
- Car Parks: 1
- Single garage
- Single carport
- Ensuite









NORTH



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