



2/148 High Street, ARARAT, VIC 3377

Contemporary Comfort Meets Effortless Living – Stylish Near-New Home

Whether you're looking to downsize in style, secure your first home, or add a high-quality asset to your investment portfolio, 2/148 High Street presents an exceptional opportunity in a convenient central location.

Custom-built in 2025 with a focus on quality, comfort, and low-maintenance living, this beautifully appointed residence offers three generous bedrooms, two sleek bathrooms, and a double garage. Thoughtfully designed with modern lifestyles in mind, the home showcases premium inclusions and a light-filled layout that immediately feels welcoming and refined.

Importantly for investors, the property is currently leased to a quality renter paying \$520 per week, with a strong desire to remain, providing an immediate and reliable income stream from day one. This proven rental performance makes it an attractive, set-and-forget investment in a market where quality homes are in high demand.

Inside, 2700mm high ceilings and square set cornice create a sense of space and sophistication, while the sun-drenched open plan living zone forms the heart of the home. The designer kitchen is as functional as it is stylish, featuring stone benchtops, 900mm appliances, and quality cabinetry-ideal for both everyday living and

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TYPE: For Sale

INTERNET ID: 64P4727

SALE DETAILS

\$445,000 - \$455,000

CONTACT DETAILS

Ararat

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ARARAT, VIC
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Linda Fry

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entertaining. While both bathrooms are beautifully finished with modern fixtures and a refined timeless palette.

Comfort is assured year-round with the double glazed windows and split system heating and cooling, while LED lighting throughout enhances both efficiency and ambience.

Positioned within close proximity to Ararat's CBD, cafes, supermarkets, schools, parklands, and public transport, this location offers the ultimate in convenience without compromising on lifestyle.

Highlights include:

- Light-filled open plan living designed for comfort and ease
- 2700mm ceilings enhancing space and natural light
- Double glazed windows for energy efficiency and quiet living
- Designer kitchen with stone benchtops and quality appliances
- Two stylish bathrooms with premium finishes
- Split system heating/cooling and LED lighting throughout
- Double garage with secure internal access
- Low-maintenance allotment ideal for busy lifestyles or downsizing

Offering a seamless blend of modern design, quality craftsmanship, and a convenient private location, this impressive home delivers on both lifestyle and investment appeal.

For further information or to arrange your inspection, contact Linda Fry today at your next chapter at 2/148 High Street awaits.

Other features: Close to Schools, Close to Shops, Close to Transport

- Land Area 300.00 square metres
- Building Area: 163.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Double garage
- Ensuite



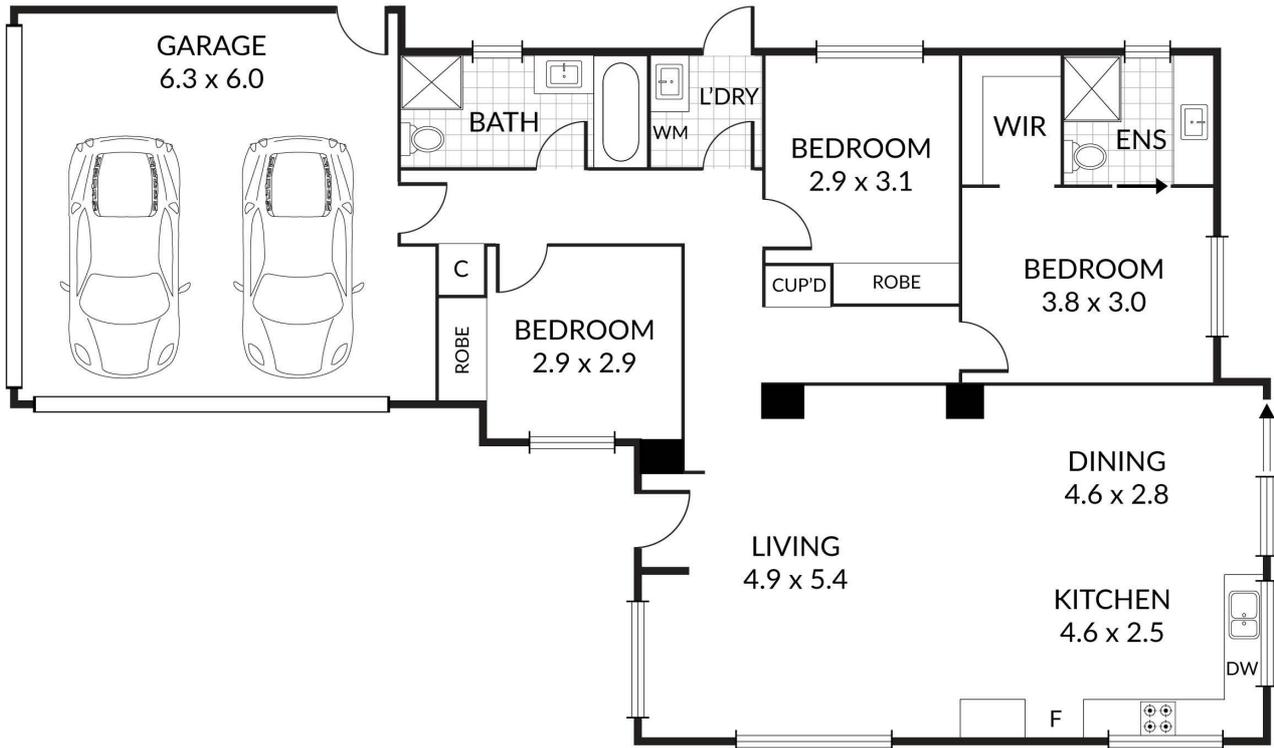


Internal 156m²

2/148 High Street, **Ararat**



3 2 x 2 x



NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.