



110 Longfield Street, STAWELL, VIC 3380

Low Maintenance Living Close to Schools and Childcare

This well presented three bedroom brick veneer home offers an outstanding opportunity for first home buyers, families, or investors. With an estimated rental return of approximately \$470 per week, it represents a solid addition to any investment portfolio.

Conveniently located within close proximity to Stawell West Primary School and Taylors Gully Child Care Centre, the home combines comfort, convenience, and low maintenance living.

Inside, the spacious kitchen is equipped with electric cooking and a breakfast bar, flowing seamlessly into the adjoining dining area, which is serviced by a reverse cycle split system air conditioner. The dining space opens into a generous lounge room featuring its own reverse cycle split system air conditioner and gas heating, creating a comfortable and inviting living environment all year round.

The main bedroom is complete with a ceiling fan, large walk in robe and private ensuite. The remaining two bedrooms are fitted with built in robes and are serviced by a centrally located family bathroom featuring a bath and separate shower.

TYPE: For Sale

INTERNET ID: 64P4954

SALE DETAILS

\$465,000

CONTACT DETAILS

Stawell

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Adding further convenience, the attached double garage with remote roller doors provides direct internal access to the home.

Set on a spacious 809m² allotment, the property boasts an elevated rear verandah, perfect for alfresco dining and entertaining. Established landscaped gardens enhance the outdoor appeal, while a garden shed provides additional storage. A unique bonus is the pedestrian access to the bushland reserve at the rear of the property, offering a peaceful natural backdrop and extra space to enjoy.

This is a fantastic opportunity to secure a solid, well maintained home in a convenient location, offering comfort, practicality, and excellent potential for both owner occupiers and investors alike.

- Land Area 809.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Car Parks: 2







Internal 172m² External 81m² Total 253m²

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3 x 2 x 2 x

