

Under Contract



69 Victoria Street, Bairnsdale



## Magnificent Independent Built Home

This magnificent independent built home is sure to impress, featuring a designer kitchen as its centrepiece, with stone bench tops, large stone topped island bench, illuminated glass splashback and butler's pantry serviced from the secure double garage. You can cook up a banquet that is sure to impress your guests while they enjoy the extra large main living/dining zone that opens onto a covered alfresco area. This zone together with, entrance hall, bathrooms and laundry have large stylish tiles for easy maintenance.

The main bedroom has a roomy walk-in wardrobe, large ensuite with dual hand basins, shower and spa bath while the remaining bedrooms are double with built in robes while there is a versatile room opposite the study that could be used as a theatre room, rumpus room or fourth bedroom. All bedrooms are carpeted and have Internet and TV connections.

There is ducted air conditioning and gas heating to all rooms including both bathrooms. Electricity bills are reduced with a 5kw solar panel installation.

Relax or dine undercover in the alfresco area where you can enjoy the easy care backyard with secure fencing for small children and pets. There is a garden shed and a rainwater tank to help minimise your water bills. A bonus is side access for a caravan, boat or trailer by way of a cleverly designed front rail access fence.

With so many amenities close by including, doctors, hospital, RS&L,

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<b>Price</b>	\$685,000
<b>Property Type</b>	Residential
<b>Property ID</b>	117
<b>Land Area</b>	546 m2

### Agent Details

Dennis van Reyk - 0409 524 780

### Office Details

VAN REYK REAL ESTATE  
BAIRNSDALE  
0409 524 780

**VAN REYK**  
— REAL ESTATE —

schools, indoor swimming pool, gym and sporting facilities, it is a very convenient location.

For inspection contact Dennis van Reyk 0409 524 780.

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