



## 35 Central Avenue, Loch Sport

### A BEACH HOME WITH HUGE POTENTIAL!

A beach home at an affordable price and big enough for the visitors as well! This beach home is located in a quiet part of town not far from where the causeway leads across to the Surf Beach, backs onto the reserve at the rear and is still within walking distance to the Lake and shops.

The home is two story, has big spacious deck at the rear that looks out over the yard and reserve, second deck on the front which is ample in size and the perfect spot to sit with the morning coffee. Heading inside the lower level offers second sitting area which is big enough in size and the ideal spot to send the kids when you want peace and quiet! A large bedroom that could easily be converted into two bedrooms for more space, combined laundry / bathroom with second toilet.

Internal stairs lead up into open plan living with wood heating, good size kitchen with plenty of cupboard space, two bedrooms both with built in robes, second bathroom and separate toilet. The living area flows out onto the front deck and rear deck is accessed of the hallway. External stairs lead down from the rear deck into the yard which is fully fenced with garden shed, good size water tank and single carport on the side of the home that could easily be converted into a garage if needed!

With a few of your own touches here and there, this beach home will shape up beautifully. So at this affordable price you can have two bathrooms, two livings and the possibility of four bedrooms with a divider wall!

So if you like what is being offered you need to come and inspect today!

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Land Area 534 sqm

**\$185,000**

ID# 457

**Open for Inspection**

By Appointment



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