

# 15 Kars St, Beechworth, VIC, 3747



## House For Sale

Thursday, 28 November 2024

15 Kars St, Beechworth, VIC, 3747

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Jamie Horne  
0438280867



Jaqui Ward  
0357283295

## Easy Family Living

Located on approx. 1047sqm in a sought-after Beechworth location, this four-bedroom, two-bathroom brick and tiled roofed home is only a short walk, or drive to local shops, cafes, restaurants, schools, and conveniences. The popular Beechworth Gorge and all its walking trails are nearby, as are local schools, attractions, and the Beechworth Health Service.

Offering four generously sized carpeted bedrooms with ceiling fans, the large king-sized main bedroom is privately situated at the southern end of the home and includes a walk-in robe and ensuite featuring a shower, toilet, and vanity. This home also features two additional queen-sized bedrooms with built-in robes and a fourth double-sized bedroom with a built-in study nook and shelving.

The main bathroom is generously sized and has recently been renovated to include a shower, vanity, and toilet. There is also a walk-through laundry featuring a trough, good storage, and independent access to the rear gardens.

This home also includes a central living area including the kitchen with electric cooking, dishwasher, excellent storage, single stainless-steel sink, an informal meals area and access to a private undercover entertainment area.

The formal dining and lounge offers views across the front and rear gardens and also includes access to a deck overlooking the rear gardens and evening sunsets. Split-system air-conditioning is installed, as is a centrally located wood combustion heater.

Outside, this home and property is surrounded by established gardens, a fully fenced rear garden, shaded sitting areas, an undercover entertainment area complete with an open fireplace and built-in pizza oven, and excellent additional storage. There is a single garage and an additional shed which is ideal as an additional garage or workshop. Power is connected. Electric hot water is installed, as is a 4.5kw solar system.

This home is a must-see for first-home buyers, couples, families, and retirees.