

# 263 Settlement Road, Cowes, VIC, 3922

## House For Sale

Tuesday, 19 November 2024

263 Settlement Road, Cowes, VIC, 3922

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Kristina Walters  
0359525100

## **A Perfect Blend of Charm, Space, and Location in Cowes**

Situated on a generous 669sqm (approx.) block, this delightful home offers endless potential for first-home buyers, renovators, or downsizers seeking a property with both space and convenience.

The house features two spacious bedrooms and a versatile third room that can serve as a study or an additional bedroom. The central bathroom is complemented by a separate toilet, and the laundry adds practicality to the home. At the heart of the property is the kitchen, which stands out with its ample storage, built-in pantry, and electric stove, making it a warm and functional space for everyday living.

The outdoor areas are a true highlight. The fully fenced backyard provides privacy and includes a single garage/shed, ideal for storage or as a workshop. The expansive front yard offers additional space for parking or landscaping, and side access enhances the property's practicality for vehicles, trailers, or boats.

Located just a 15-minute walk to the beach and 550m from Thompson Avenue's shops, cafes, and restaurants, this property combines convenience with potential, making it a fantastic opportunity for buyers looking to create their dream home in a prime location.