

8 Bolton Reserve Lane, Kyneton, VIC, 3444

BROADHURST
Macedon Ranges | Central Highlands | Spa Country

House For Sale

Saturday, 16 November 2024

8 Bolton Reserve Lane, Kyneton, VIC, 3444

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

A Savvy Investment or Dream Family Home – The Choice is Yours!

Looking for a property that ticks all the boxes? This one's already got a fabulous tenant in place, earning around \$600 per week, making it a hassle-free investment. Whether you're after a steady income stream or planning your future family home, this property is ready to deliver. With 4 spacious bedrooms, 2 bathrooms and 2 living areas, the floor plan is spot-on – truly one of the best we've seen!

The north facing living area at the back is bursting with sunshine and flows seamlessly out to the undercover porch and backyard – perfect for alfresco dining, entertaining or simply chilling with the kids and pets. Plus, there's a cosy, private living space at the front for quiet movie nights or a second spot to relax when everyone can't agree on what to watch!

The master bedroom is a standout, featuring a giant walk in robe and private ensuite, while the other 3 robed bedrooms offer plenty of options for family, guests or a home office/hobby room. These rooms share a spacious family bathroom, complete with a corner spa. Practicality shines with an integrated double garage providing direct access to both the laundry and a walk in pantry – ideal for unloading your shopping.

To top it all off, the home is equipped with ducted heating and evaporative cooling, ensuring year round comfort. Set on an easy care 607sqm block, right across from a park and playground, this home screams family friendly living. And with such a fantastic tenant already in place, we're offering private inspections to serious buyers only. Call today to arrange yours.

**** We have obtained all information in this document from sources we believe to be reliable, however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.**