



**WES DAVIDSON**  
REAL ESTATE



### 32 Wavell Street Horsham VIC

3 1 1

Just listed is this beautifully presented cottage style home. Feel the warmth and comfort the minute you walk in the door. With excellent street appeal, this property would make a perfect first home for anyone looking for that country charm.

- \* Two bedrooms plus an office or small third bedroom
- \* Updated functional Kitchen with a separate dining area
- \* Family lounge at the front of the home
- \* Renovated family bathroom
- \* Evaporative cooling and ducted floor heating
- \* Large decked area at the rear of the home perfect for entertaining
- \* Cottage gardens and fruit trees surround the backyard. This home even has a large vegetable garden and chook yard
- \* Currently rented at \$350 per week until the 24th of December
- \* Land size: Approx. 671 sqm (Source: Pricerfinder)
- \* Zoning: General Residential Zone (GRZ1)

**Price** : \$ 260,000  
**Building Size** : 116 sqm  
**Land Size** : 671 sqm  
**View** : <https://www.wdre.com.au/7290720>



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