

Just Listed



82 William St, Cobram



## Well-Presented Weatherboard Home on a Spacious 869m<sup>2</sup> Block

Offering comfort, space and a prime location, this well-kept three-bedroom weatherboard residence sits on a generous 869m<sup>2</sup> block with the added bonus of rear access. Perfect for first-home buyers, young families or investors, the home delivers a warm and inviting feel from the moment you step inside.

The light-filled lounge is a cosy spot to unwind, complete with a woodfire heater and split system air-conditioner to keep you comfortable year-round. The adjoining kitchen is well appointed with an electric stove and plenty of storage, providing a functional space for everyday cooking.

All three bedrooms are generous in size and each includes its own split system air-conditioner, ideal for flexible and efficient climate control. The main bathroom features a shower over bath, and there's a separate laundry and toilet for added convenience.

Step outside and enjoy the covered entertaining area, perfect for weekend barbecues or relaxed outdoor living. The property also includes a powered shed with a concrete floor, a good-sized backyard for kids or pets, and solar panels to help keep energy costs down.

Well located close to schools, the town centre and move-in ready, this property presents a fantastic opportunity in today's market. Don't miss your chance to secure a quality home with excellent features and ample

3 bedrooms 1 bathroom 1 carport 869 m<sup>2</sup>

<b>Price</b>	\$385,000
<b>Property Type</b>	Residential
<b>Property ID</b>	5220
<b>Land Area</b>	869 m <sup>2</sup>

### Agent Details

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**ANDREW JENKINS**  
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space. Call today to arrange a viewing!

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