



12-14 Royston Road, Halls Gap



## Big Views, Big Home, Big Block

Part of the Halls Gap landscape since 1982 this unobtrusive and immaculately presented four bedroom weatherboard home is situated on park like surrounds. On a larger than average block of approximately 3237m2 and within close proximity of the village. Built by current owners the property has been enjoyed by family and friends ever since but unfortunately for them, it's time to move on. The home has that warm inviting feeling and fits perfectly within its bush setting.

Offers large lounge with plenty of light, combustion heating, views and access to the verandahs, kitchen with electric cooking, great cupboard space and pantry with an adjoining dining area positioned to maximise the outlook. The main bedroom has an ensuite and remaining three bedrooms are all doubles with built in robes. Family bathroom has separate shower and bath, vanity unit and tastic. Insulation under floor and in the ceiling combined with full house ducted reverse cycle system ensures comfort all year round. Also includes a carport, garden shed, under house storage and front and rear verandahs making the ideal spot to take in the wildlife. Subject to council approval the option to subdivide is a real possibility with this larger than usual block bounded by both Royston and Scott Road.

4 2 4

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	1480

### Agent Details

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**Monaghan's**  
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