

64 Latrobe St, Warragul, VIC 3820

\$575,000 - \$625,000

House 4  2 



## Prime corner allotment packed with potential

Positioned on a substantial 821m<sup>2</sup> corner allotment in the heart of Warragul, this versatile property presents an exciting opportunity for investors, developers, tradies and buyers seeking a home with future potential. Occupying a highly convenient location just moments from Warragul's town centre, schools, transport and everyday amenities, the property combines immediate liveability with the flexibility to further enhance, renovate or explore future opportunities (STCA).

The existing residence comprises four bedrooms providing comfortable accommodation for families, tenants or those looking to add value over time. Complementing the home is a detached bungalow complete with its own bathroom, offering a versatile space that could serve as guest accommodation, a home office, teenage retreat or additional rental potential.

Surrounded by established gardens, the expansive corner block offers excellent accessibility and usability, while the generous land size creates exciting possibilities for those looking to maximise the property's future potential.

Adding further appeal are two off-street parking spaces and ample room for vehicles, trailers, tools and equipment, making the property particularly attractive to tradies, hobbyists and buyers requiring additional space.

Whether you're looking for your next investment, a project with upside, or a well-located property with room to grow, this is an opportunity not to be missed.

### Open for Inspection

By Appointment.

### Listed By

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