

Just Listed



1 Hope St, Ulverstone

ULVERSTONE



### IN THE SWEET SPOT

For those who have ever held a cricket bat, you know that feeling when you connect, everything just lines up, and the ball sails majestically through the atmosphere - you have hit the Sweet Spot.

Quite simply, this home, is the Sweet Spot when it comes to connecting with property.

Value for Money, Location, Comfort, Location, Access, Location...

This post-war (c1949) home is the perfect starter or investment opportunity.

Three generous bedrooms, eat in kitchen, family bathroom with separate toilet, sunroom, spacious lounge and full of charm - with double glazed windows to boot!

But what about dual access? Easy access to the lovely lawned yard from the front drive, or via a gate leading out onto Dairy Company Lane.

Loads of room for the boat, van or trailer.

Also, an almost brand new 10m x 6m shed/workshop.

Located at the end of a No Through Road, you can walk across the Mitre

3 bedrooms, 1 bathroom, 4 parking spaces, 690 m2

<b>Price</b>	From \$475,000
<b>Property Type</b>	Residential
<b>Property ID</b>	92
<b>Land Area</b>	690 m2
<b>Floor Area</b>	120 m2

### INSPECTION TIMES

Sat 02 Nov, 9:45 AM - 10:15 AM

### AGENT DETAILS

Craig Heppell - 0400 180 515

### OFFICE DETAILS

Ulverstone Real Estate  
0400 180 515



10 Carpark and be in the door of shops, cafes and professional services in just minutes!

Get in contact straight away if you want to make this home your 'Sweet Spot'.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*