



42 Lofthouse Avenue, Eaton

HOME OPEN CANCELLED

If you're looking to make your first move into the property market or searching for a comfortable home to downsize into, 42 Lofthouse Avenue, Eaton is an opportunity worth putting at the top of your list. Set on a generous 753m2 corner block, this beautifully presented home has been thoughtfully renovated, offering a fresh, modern feel with plenty of practical extras.

At the heart of the home is the newly renovated kitchen, complete with sleek stone benchtops, excellent storage and dedicated fridge and microwave recesses, flowing effortlessly into the dining and living area. The renovated bathroom and laundry continue the modern finish, while split system air-conditioning to the main living area and two bedrooms ensures year-round comfort.

Outside, the established lawns and gardens provide an inviting space to enjoy, while the shed with double roller doors is an excellent addition for trades, hobbies, storage, or those needing extra workspace. Side access leads through to additional parking beside the shed, offering room for a boat, trailer or extra vehicle.

Property Features:

- 3 bedrooms, 1 bathroom
- Newly renovated kitchen with stone benchtops

3 1 1

FOR SALE

Please Call

AGENTS

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Interested parties must rely solely on their own enquiries.



- Excellent kitchen storage with fridge & microwave recesses
- Newly renovated bathroom with double vanity
- Newly renovated laundry
- Split-system air-conditioning to living area and all bedrooms
- Single carport
- Shed with double roller doors
- Side access with additional parking
- Space for a boat, trailer or extra vehicle
- Established lawns and gardens
- Generous corner block
- 6.6kw Solar System

Location is another standout, with the home positioned close to everyday essentials including Eaton Fair Shopping Centre, where you'll find retail shops, cafés, and services all in one convenient location. Families are well catered for with local schools including Eaton Primary School, Glen Huon Primary School and Eaton Community College nearby, while parks, sporting facilities and the Collie River provide plenty of options for enjoying your weekends.

Whether you're ready to stop renting and buy your first home, looking for a move in ready property without the work, or wanting to simplify with a well-presented downsizer this home offers it all.

Disclaimer: Whilst every care has been taken in the preparation of this advertisement and the approximate outgoings, all information supplied by the seller and the seller's agent is provided in good faith. Prospective purchasers are encouraged to make their own enquiries to satisfy themselves on all pertinent matters. Images are for illustrative purposes.

MORE DETAILS

Property ID	1B95HND
Property Type	House
House Size	108 m2
Land Area	753 m2
Including	Air Conditioning
	Fully Fenced

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