



"GREAT INVESTMENT OR EVEN GREATER FAMILY OPTION"



61 GRAHAM Street, Ayr

Sold for \$300,000 (Aug 18, 2020)

Don't delay on this one! If you have been looking for a home in a great area with easy access to everything, then look no further. Holding a perfect corner position and located one street from the Ayr CBD is this 4 bedroom, brick, low set, much loved air-conditioned family home. If you can see yourself enjoying that morning cuppa while reading the "local" on the tiled veranda then you need to investigate further inside. This home has 4 bedrooms all with built-ins and 3 being air conditioned. These are conveniently located off the impressive modern bathroom, bragging today's sought after colours and offering both a shower and bathtub. There is combined dining and living of generous proportions with gleaming polished timber floors. An elegant modern kitchen with quality appliances, loads of storage and prep space for the budding chef of the house. This family homes "bonus features" include two separate rumpus/living areas which are air-conditioned – one for the adults to entertain and the other to set up for the kids. A second shower and toilet is located near as well as the internal laundry facilities. A very convenient storage room and garage parking for 2 with automatic doors. But it just keeps getting better... Complementing the outside is a two bay colourbond powered shed for the man of the house that has bonus extra height. There is a fully fenced yard with a pump and bore to keep it lush and green and the multiple fruit trees bearing. A large aviary for the bird lover of the home or the perfect chook haven for eggs all year round. This home truly offers the family everything at their fingertips and so much more. Hurry and call to inspect today! You will be glad you did.

Property ID:	L1056594
Property Type:	House
Garages:	2
Land Area:	1004.0 sqm

Nora Andersen
0408878273
nora.andersen@ayr.rh.com.au

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