

## 28 Cosgrove Street Breakwater VIC

3 1 1

With charming street appeal, this 3-bedroom brick beauty has plenty of potential and is situated on a generous allotment of 771m<sup>2</sup> approx. Upon entrance you are greeted by neutral tones and timber floors. The main living area is light filled and has a split system and gas heater, the dining area and updated kitchen adjoin the living area and provide a very welcoming and comfortable space. The 3 bedrooms (2 with BIR's) are located off the hallway and are serviced by the family bathroom. The mudroom at the rear of the home is a bonus and is located near the laundry and separate toilet. Outside you will find the single lock up garage, office/workshop and storage sheds, the gardens are established and well maintained and there is a very healthy lemon tree with the most amazing lemons! You will be impressed upon inspection.

[For full version visit the website](https://www.maxwellcollins.com.au)

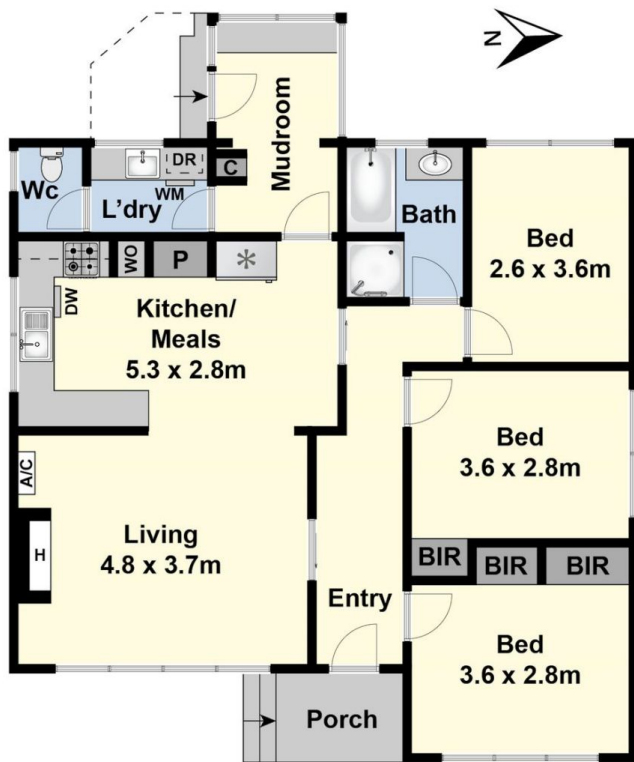
**Type** : House  
**Land Size** : 771 sqm  
**View** : <https://www.maxwellcollins.com.au/sale/vic/geelong-district/breakwater/residential/house/8110483>



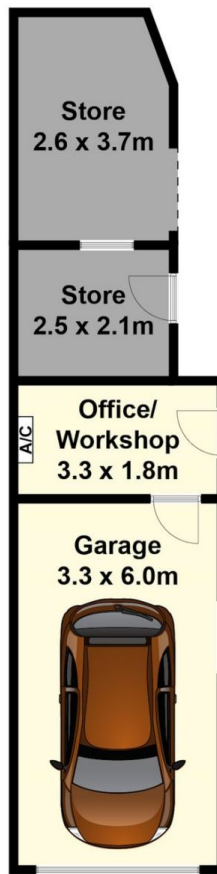
**Laura Vander Noord**  
03 5222 4711



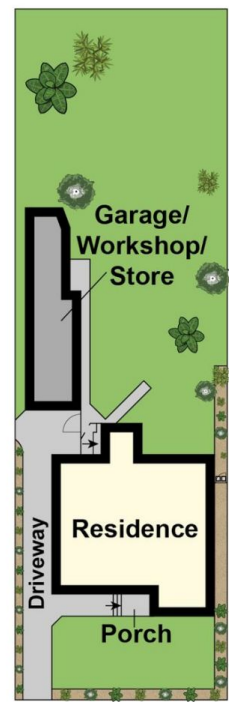
**Duncan Skene**  
03 5222 4711



Ground Floor



(Not In Position)



Site Plan