



Sold

2007 sq. m

63 Aire Street, Kirkstall

Your private Oasis

Welcome to your leafy oasis in the charming town of Kirkstall. This 3-bedroom, 2-bathroom residence offers the perfect blend of style, comfort, and convenience. Situated amongst the trees, this property boasts a prime location, just moments away from local amenities and the picturesque coastline.

Step inside and experience the spacious interior. The open-plan living areas create a perfect setting for entertaining friends and family, seamlessly connecting the living room, dining area, and kitchen. A second living area provides a quiet retreat for relaxation with wood heater and outlook towards the rear yard and allows the kids their own space.

Escape to the private master bedroom, featuring an ensuite and a walk-in wardrobe, providing a sanctuary away from the daily hustle and bustle. Two additional well-appointed bedrooms accommodate a growing family or visiting guests. The main bathroom, equipped with a basin, shower, and separate toilet, also serves as a convenient laundry area. Securely park your vehicles under the double carport with

**Sold : \$600,000 -
\$650,000**

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additional storage under the veranda.

Enjoy the outdoors in the expansive backyard, ideal for hosting barbecues or simply unwinding in the sunshine. Embracing sustainable living, the property features a variety of fruit trees and a vegetable patch. The gardens ensure that your weekends are set in a relaxing environment and have access to explore the stunning local beaches and nearby attractions.

Location;

- Walking distance to Kirkstall Hotel (great meals)
- Koroit IGA 5.5km
- Tower Hill State Reserve 13km
- Killarney Beach 12km
- Pt Fairy 17km
- Warrnambool 21km

Don't miss the opportunity to secure this exceptional property in the heart of Kirkstall. Contact Jacob or Jeremy today to arrange a private inspection and start living the life you've always dreamed