



### 1 Cosham Court BARWON HEADS VIC

3 2 2

Situated close to the river, this home has just been partly refurbished. Offers formal lounge with Reverse Cycle heating and cooling, Open plan lounge/meals/kitchen area with slider to pergola. Another Reverse Cycle heating and cooling unit resides in this area plus a lovely wood fire heater to create some winter ambience. All living areas feature light coloured floating floor boards. The kitchen has electric cooking and it overlooks the rear yard, so easy to keep an eye on the kids. Main bedroom has a built in robe, ceiling fan plus a full ensuite. Bedrooms 2 and 3 both have built in robes and share the central bathroom which has a separate bath and shower. Separate room for the toilet. Laundry with ample space and internal access to the double garage with remote. Lovely large yard with a garden Shed, Covered pergola area for BBQ's and fully fenced. Literally one minute walk to the river and two to the boat ramp. Enjoy a lazy Sunday morning idling down to the river to do a spot of fishing with the kids.

**Price** : \$ 410

**View** : <https://www.bellarineproperty.com.au/3752026>



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