



**31 Ribblesdale Avenue WYNDHAM VALE VIC**

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Located within very close proximity to public transport, parks and local shops this home is suitable for many astute buyers. The home entails:

- Three bedrooms
- Central bathroom
- Ducted heating
- Air conditioning
- New carpets
- 6x9m lock up garage
- Long term tenant at 275pw

All of this on approximately 569m<sup>2</sup> this low maintenance property is the ideal first home or investment.

(PHOTO ID REQUIRED AT OPEN FOR INSPECTION)

At YPA Estate Agents 'our service will move you'

**Building Size** : 13 sqm  
**Land Size** : 569 sqm  
**View** : <https://www.ypa.com.au/7360399>



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