



2/22 Mambourin Street Werribee VIC

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If you are looking for that special place in a central Werribee location, this is it! Offering ease and convenience, this unit is the perfect start for any first home buyer, downsizing in retirement or investor looking to add to their portfolio. All the work has been done for you, from the flooring to the ceilings; you could simply put your feet up and move straight.

The home literally ticks all the boxes, and is in close proximity to Werribees CBD (approx. 1km), Werribee train station (approx. 1.2km), Primary & Secondary schools, local shops, riverside walking trails and within easy access to the freeway. In a quite pocket of CBD, the home which is sure to impress offers the next lucky owner the following:

- Two spacious bedrooms with built in robes
- Central spacious bathroom
- Full renovated kitchen with stainless steel appliances

Price : \$ 357,500
Building Size : 10 sqm
Land Size : 131 sqm
View : <https://www.ypa.com.au/7361457>



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