

## 43 Mary Street Dromana VIC

3 1 2

This delightful weatherboard home is located within easy walking distance to Dromana's magnificent beach, cafes, restaurants and shops.

A well presented 3 bedroom home offering a modern open plan living area with timber floors, functional kitchen & bathroom with euro style laundry. There is an undercover deck ideal for entertaining. Complete with a carport plus ample open space for parking a boat or caravan, a small garden shed and high fencing providing privacy and security. Currently rented to an established and reliable tenant.

This truly is a wonderful opportunity for first home owners, holiday makers or investors with potential to add value.

The market has heated up so be quick to inspect to avoid missing out.

**Price** : \$ 625,000

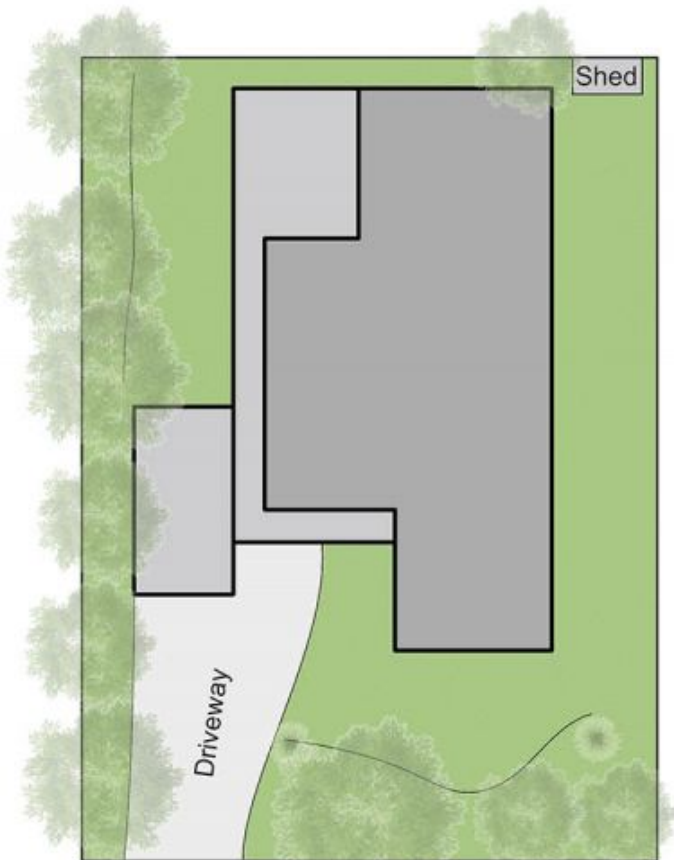
**Land Size** : 427 sqm

**View** : <https://www.ypa.com.au/7395430>

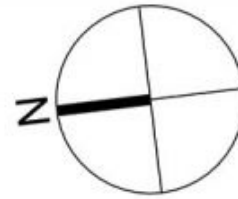


**Monica Paige**  
0416 255 713

Inspection by appointment only, Saturday 3:00pm-3:30pm



Site Plan



Floor Plan

## 43 Mary Street, Dromana

This floorplan is for illustration purposes only and no warranty is given to its accuracy. Purchasers are advised to carry out their own investigations. Produced by realtywriters (03) 5970 2222