



**2/13 Wills Street Westmeadows VIC**

2 2 1

Looking to invest in property but don't know where to start?  
Here is the perfect opportunity!

**Price** : \$ 522,500

**View** : <https://www.ypa.com.au/7397966>

Calling on first home buyers, investors, young families, and downsizers alike, offering the sense of 'home sweet home' where low maintenance living presents in its finest form.

Light filled, this well-appointed boutique villa comprises of 3 carpeted bedrooms all with BIR, serviced by a tiled central bathroom (large shower, tub and vanity) and separate toilet. Enjoy an open plan dining/kitchen, featuring cook top, built in oven, intergrated dishwasher, pantry and tiled splash backs, adjoining expansive living area, a full sized laundry with external access. The rear yard allows enough space for young children, pets or to simply unwind and entertain.



**Luke Albioli**  
0403 700 003



**Jake Lisner**  
0437 399 908



## 2/13 WILLS ST, WESTMEADOWS

Disclaimer: Floor plan is for marketing purposes and is to be used as a guide only. Measurements are approximate and for illustrative purposes. Interested parties should make and rely on their own enquiries or refer to contract drawings for more accurate information.