



### 3 Glencroft Terrace MELTON WEST VIC

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If location is imperative, this brilliantly situated residence is what you have been waiting for! Positioned within the Wood Grove Walk Estate, this ideal home is ready to move into. Comprising of three large bedrooms (master with walk in robe and full ensuite), a liveable layout containing large open plan living and meals area. Allotted with a long list of extras; ducted heating and split system air conditioning, newly landscaped gardens great for any growing family, double garage with drive through access, laundry upgrade with ample cupboard and bench space. Investors can expect a prospective rental return of \$1300.00 per calendar month (approx.). Meticulously looked after by the owners and with potential for side access, this home is certainly sure to impress the most fastidious buyer!

Avoid disappointment and act quickly, private inspections are truly our pleasure.

**Land Size** : 553 sqm

**View** : <https://www.ypa.com.au/7398884>



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