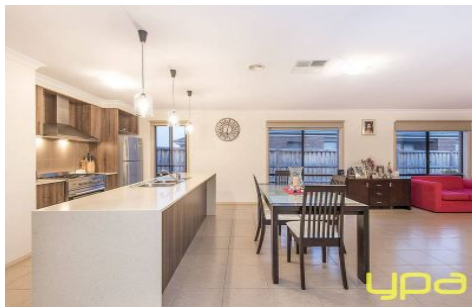


# ypa



## 13 Lilac Court MELTON WEST VIC

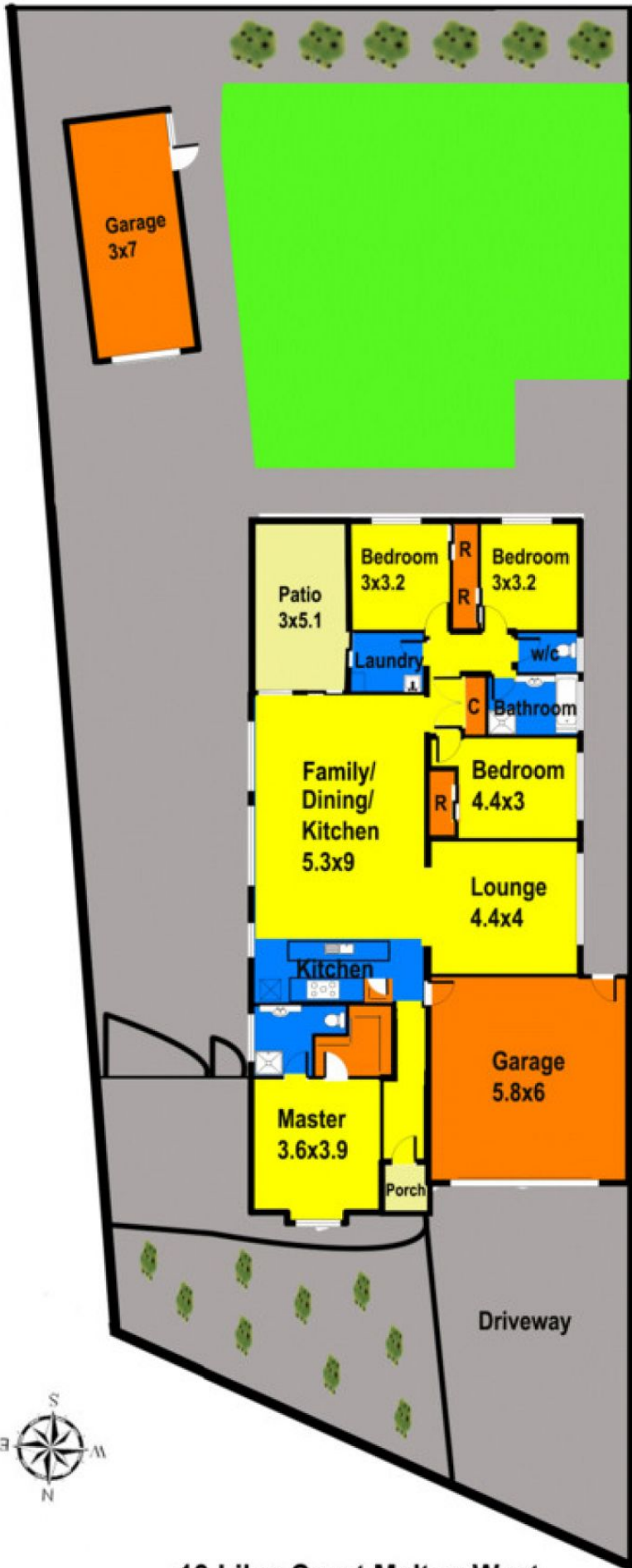
4  2  3 

Positioned in the highly sought after Arnolds Creek Estate on 751m<sup>2</sup> (approx.) of land, this amazing home is finished to the highest quality & standards. Comprising of four bedrooms, two bathrooms, open gallery style kitchen with stone bench tops and 900mm upright stainless steel oven, the spacious meals area overlooks the large family domain, while still offering a separate & spacious lounge great for any growing family. Entertaining is well covered with the huge under roof alfresco area looking out to stunning back yard. The long list of inclusions include, cooling, gas ducted heating, alarm and side access! Moving outside all the work has been done with side access straight to a huge shed and extensive concreting and landscaping to front and rear of property. Truly a home that is desired by all, avoid disappointment as inspections are truly our pleasure.

**Land Size** : 751 sqm  
**View** : <https://www.ypa.com.au/7399047>



**Shane Spiteri**  
0488 980 115



## 13 Lilac Court Melton West

Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan's accuracy we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful investigation of the property to determine your satisfaction as to the suitability for your space requirements.