



## 39 Iluka Drive Werribee VIC

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Whether this be your first home or a savvy investment this immaculately presented property sitting on an allotment of approximately 737m<sup>2</sup> will certainly tick all the boxes that you are hoping for. Positioned right in the middle of both Werribee train station & CBD & Wyndham Vale Train Station this home sets you right in and amongst the best amenities that Wyndham has to offer. Within walking distance to the ever so popular Eagle stadium as well as reputable schools, local shops and restaurants. This wonderful property offers the next lucky owners.

- ? Three spacious sized bedroom all with robes
- ? Master bedroom with walk in robe
- ? Central bathroom with a corner bath and separate toilet
- ? Formal step down lounge with a wood fire heater and a feature brick wall
- ? Adjacent dining overlooking the lounge
- ? Updated kitchen with stone bench tops, induction cooktop

**Price** : \$ 551,000  
**Land Size** : 737 sqm  
**View** : <https://www.ypa.com.au/7411596>



**Mitch Smit**  
0450 913 513



**Kiarah Bagnato**  
0449 941 895

# 39 Iluka Drive, Werribee



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