



## 43 Modena Road Fraser Rise VIC

4 2 1

Convenience is paramount in Fraser Rise, with essential amenities within arm's reach. Families will appreciate the proximity to esteemed educational institutions like Springside West Secondary College, ensuring a quality education for the younger generation. Local shops, including the convenience of an IGA, cater to daily needs, fostering a strong sense of community engagement.

For more extensive shopping excursions or leisure pursuits, the nearby shopping centers of Watergardens and CS Square offer a diverse array of retail outlets and entertainment options. Transport connectivity is seamless, facilitating easy access to the wider city and beyond. Whether commuting to work or exploring the surrounding areas, residents can rely on efficient transport options to navigate their way effortlessly. For investors, Fraser Rise presents an enticing opportunity, with property prices

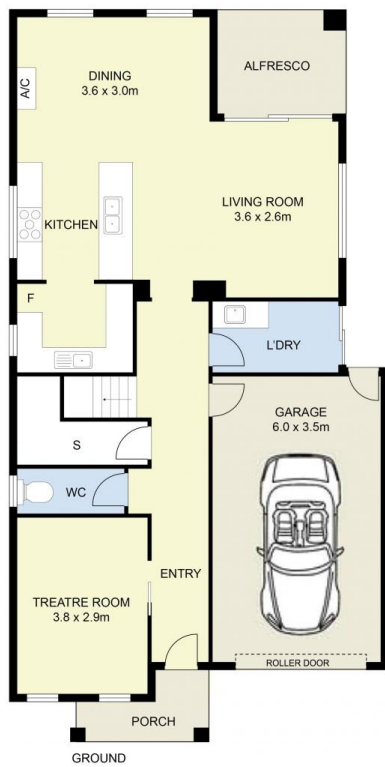
**Price** : \$ 620,000  
**Land Size** : 241 sqm  
**View** : <https://www.ypa.com.au/7931191>



**Stephen Azzopardi**  
 0402 012 554



**Andrew Migliorisi**  
 0432 526 844



## 43 Modena Road, Fraser Rise

DISCLAIMER : ALL DIMENSIONS ARE AN APPROXIMATION ONLY AND NO GUARANTEE IS GIVEN WITH RESPECT TO ACCURACY.