

**108 Wattle Avenue, Werribee, Vic 3030**



**Sold House**

Wednesday, 28 February 2024

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**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 450 m2**

**Type: House**



James Ferris  
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## Contact agent

Here is your opportunity to buy into one of Werribee's most desired locations in the Wattle Avenue precinct. This quaint federation style home is deceptively spacious. The property offers 2 large living zones, formal dining or study area, open kitchen/meals area overlooking family room and private rear yard complete with covered entertaining area as well as 2 additional bedrooms serviced by a central bathroom and second toilet. Year round comfort is ensured with ducted heating and cooling and the view from the formal lounge overlooking the research farm makes you feel like you're in the country. The property also offers easy freeway access to both Melbourne and the Bellarine Peninsula. Don't delay, call James today!