

**11A Wendy Place, Warrnambool, Vic 3280**



**House For Sale**

Friday, 14 June 2024

11A Wendy Place, Warrnambool, Vic 3280

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Jason Thwaites

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## **Auction**

With my vendors committed to other plans, they require this property sold! You simply cannot miss this opportunity to secure a stunning 4 bedroom double storey townhouse in Warrnambool's popular north. Set on an approx 506m<sup>2</sup>, the low maintenance block means much more time for family and lifestyle pursuits....however, for those looking for space, please remember there is a council reserve and playground right next door offering room for the kids to run and enjoy. On the ground floor you will find a double garage with direct house access, a formal lounge and master bedroom with full ensuite and walk in robe. Then step through to an expansive kitchen, meals and living space. Sliding doors take you to the undercover entertainment area. The second level offers 3 bedrooms, an additional living room and the family bathroom. Creature comforts throughout includes 3 reverse cycle air conditioning units, gas central heating plus a 5kw Solar System to help with the home's running costs. The house is orientated on the block to enjoy plenty of natural light, has views to the north and situated in a quiet court close to public transport, schools and the Russells Creek walking track..... this one certainly is a must see!