

**13 Madisons Avenue, Diggers Rest, Vic 3427**



**House For Sale**

Friday, 19 January 2024

13 Madisons Avenue, Diggers Rest, Vic 3427

**Bedrooms: 5**

**Bathrooms: 4**

**Parkings: 2**

**Area: 504 m2**

**Type: House**



Rick Stephenson  
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**\$1,050,000**

This home includes 5 bedrooms (master with ensuite) and 4.5 bathrooms. There is a separate, family/meals area adjacent to the living area, theatre room, outdoor alfresco, 2.5 car garage plus additional parking in the driveway. A brief list of inclusions reveals stainless steel appliances, Colourbond roof, tiles to living areas, and wet areas, carpeted bedrooms, gas ducted heating and a solar hot water service. Further inclusions; Exposed aggregate driveway. Landscaped front and drive. Double Glazed Windows. 40mm Stone Benchtops (kitchen). Stone Benchtops throughout (exc. laundry). Ceilings: 2740mm (ground) 2590mm (1st floor). Double Vanity (Ensuite). 1200mm Showers (Ensuite & Bath). Downlights throughout. Land size 18m x 28m total 504m<sup>2</sup>. Total House & Garage size 47.33squares."Whilst every attempt has been made to ensure the accuracy of this facade; colours, floor plan, measurements of doors, windows, rooms and other items are only an approximate. The producer or agent cannot be held responsible for any errors, omissions or measurements. The plan is for illustrative purposes only and should be used as such."