

# 13 Tiber Close, Werribee, Vic 3030



## House For Sale

Thursday, 29 February 2024

13 Tiber Close, Werribee, Vic 3030

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 524 m2

Type: House



Vik Monga



Bhupendra Bobby Singh  
0477194342

**\$450,000 - \$490,000**

Discover the charm of Central Werribee with this delightful home! Enjoy convenient access to all amenities and attractions just minutes away! 13 Tiber Close Werribee is a charming 3-bedroom, 1-bathroom original home located in the heart of central Werribee, a bustling suburb of Melbourne, Australia. The property boasts a prime location close to West Grove Primary School and just minutes away from all of the amenities and attractions that Werribee has to offer, including Werribee Plaza. As you enter the home, you will be greeted by the inviting living room, complete with large windows that flood the space with natural light. This flows seamlessly into the adjoining dining area, making it ideal for entertaining guests. The bedrooms are located through the hallway, providing plenty of privacy and tranquillity. The extra-large windows almost the same size as the bedroom wall floods the home with natural sunlight. They sure don't make them like this anymore! Outside, the home features a beautiful large backyard with plenty of space for outdoor entertaining. The backyard is fully fenced providing plenty of privacy and security. The double garage, double side opening gives access to drive through providing convenient and secure parking for your vehicles. Located just minutes away from Werribee's vibrant shopping and dining precinct Werribee Plaza, as well as its many parks, schools, and public transportation options, 13 Tiber Close Werribee VIC 3030 offers the perfect blend of comfort, convenience, and style. Whether you are a first time buyer, a growing family, or a savvy investor, this stunning property is sure to impress. Rental Estimate - \$460pw CALL VIK 0420 451 995 OR BOBBY 0477 194 342 TODAY!! - 6 Minutes to Werribee Plaza - 5 Minutes to Werribee Train station - 1 Minute walk to West Grove Primary School - 2 Minute drive to Bethany Catholic Primary - 3 Minutes to Riverbend Historical Park - 8 Minutes to Watton Street - 3 Bedrooms - 1 Bathrooms - New Carpet - Extra Large windows in bedroom - Side access/Double garage This beautifully presented home ticks all the boxes and must be seen to be believed. Photo ID is a must for all inspections. DISCLAIMER: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Please see the below link for an up-to-date copy of the Due Diligence Checklist: <http://www.consumer.vic.gov.au/duediligencechecklist>