

18/52 Latham Street, Werribee, Vic 3030

House For Sale

Thursday, 8 February 2024



18/52 Latham Street, Werribee, Vic 3030

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 300 m2

Type: House



Danny DMello

0408508354

460,000 - 480,000

Welcome to 18/52 Latham Street, Werribee – a 3-bedroom unit in the heart of convenience and comfort. Nestled in a prime location, this property offers not just a home but a lifestyle enriched with proximity to essential amenities. Located 5 minutes drive from Pacific Werribee Shopping Centre, Werribee train station, schools, child care centres, medical facilities, and parks, this property promises not just a home but a lifestyle of unparalleled ease. As you step inside, the home unfolds with a welcoming ambiance. The three bedrooms, each adorned with built-in robes, offer comfort and storage. The spacious lounge area that seamlessly transitions into the kitchen/dining room, unveiling a sprawling outdoor entertainment area. The central bathroom, with direct access to the master bedroom, enhances both convenience and privacy. Enjoy year-round comfort with a split system cooling system. Retreat to your private outdoor haven, perfect for relaxation and gatherings. Benefit from a lockable garage providing secure parking and additional storage space, with the added convenience of remote entry. The low maintenance front and double backyard, adorned with beautiful plants, offer a serene retreat without the hassle of extensive upkeep. Situated a mere 200 meters from Bethany Catholic Primary School and Paddler Swimland school, this unit offers a prime position for families. The picturesque Werribee River, just 300 meters away, invites leisurely strolls along its banks. For your shopping needs, Werribee Pacific Fair shopping centre is less than 2 kms away, and with a bus stop around the corner, leave the car behind and enjoy the convenience of public transport. Currently rented for \$395 per week until 8th Feb, this property not only assures a comfortable lifestyle but also presents a lucrative investment opportunity. Whether you're seeking a home or an addition to your investment portfolio, 18/52 Latham Street, Werribee, is a residence that seamlessly blends practicality with comfort. Don't miss the chance to explore this gem – contact us today to secure your inspection and envision the lifestyle that awaits you. A rental appraisal in February indicates a potential rental income of \$395-\$410 per week.