

# 30 Toritta Way, Truganina, Vic 3029

## House For Sale

Wednesday, 24 April 2024

30 Toritta Way, Truganina, Vic 3029

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 455 m2

Type: House



Sharath Rao  
0387972700



Bal Amardeep  
0387972700

**\$620,000 to \$660,000**

Sharath Rao and Bal Real Estate presents 30 Toritta Way Truganina, situated in the heart of Truganina on 455 m<sup>2</sup> (approx.) land which is beautifully presented and guaranteed to impress any seasoned entertainer! This single storey home encourages a life of easy lifestyle through its fantastic location, fast growing suburb, and beautifully presented must be inspected. Appealing to first home buyers, downsizers and investor and Astute Buyer this property comprises open plan living, three bedrooms. Perfectly positioned within the family-oriented suburb of Truganina. This property is within walking distance of leading schools including Westbourne Grammar, Al-Taqwa College, Dohertys Creek P-9 College, Truganina P-9 college and Yarra Childcare. Local amenities include Wyndham Village Shopping Centre, while an abundance of recreational facilities include Forsyth Park Playground and James Cook Drive Reserve. For Commuters, public transport options include both Tarneit and Williams Landing stations, plus well-service bus routes. Features include: Security door for the main entrance. Master bedroom with ensuite and WIR. Other bedrooms with built in robes. Two living areas. Combination of tiles and floor boards for flooring. Ducted heating. Split system in the living area. Fans in all the bedrooms. Curtains throughout the house. 900mm stainless steel appliances. Dishwasher. Colourbond fencing. Feature walls. Low maintenance landscaping. Solar Panels and many more.... Call Sharath Rao 0426 952 345 or Bal on 0413 870 550 to arrange an inspection as this one won't last long. **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>.