

# 41 Waranga Drive, Kialla, Vic 3631

**brad campbell**  
REAL ESTATE

## Sold House

Wednesday, 31 January 2024

41 Waranga Drive, Kialla, Vic 3631

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 901 m2**

**Type: House**



Brad Campbell  
0416291112

**\$870,000**

**PROPERTY HIGHLIGHTS:**• 901m block in prime location with lake views• Simonds built home, double storey, only one owner• 3 bedrooms, 4 living rooms, 2 bathrooms, 2 dining, study & 2nd kitchen upstairs (inc. self contained retreat upstairs)• The self contained retreat upstairs would be ideal for a professional, Airbnb, a teenager, or for a shared living arrangement• The home could also be used as a 4 or 5 bedroom living arrangement very easily• Updated kitchen includes double pyrolytic oven, new dishwasher, x 5 burner gas cook top & granite bench top• En-suite has been updated and includes double vanity, large shower, stylish tiles & a stunning bath• Refrigerated R/C heating & cooling throughout, floor heating & R/C split systems upstairs• High ceilings T/O, beautiful entrance, new flooring, freshly painted & new Laura Ashley drapes• Double garage with rear access available• New inground salt chlorinated pool, with heat pump & robot cleaner• Newly installed patio area that overlooks the lake (approx 6m x 5m in size)• 18 x solar panels, timber decking, 2 x garden sheds, gas hot water & sprinklers to lawns/garden beds**THIS PROPERTY WOULD SUIT:** Large families or buyers who require shared living arrangements.**CONTACT:** Brad Campbell on 0416 291 112 or [brad@bradcampbell.com.au](mailto:brad@bradcampbell.com.au)