

**772 Ballan Rd, Wyndham Vale, VIC, 3024**



**Sold Development Site**

Friday, 12 May 2023

772 Ballan Rd, Wyndham Vale, VIC, 3024

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: Development Site**



Gaurav Pahwa

## Contemporary 4-Bed, Double Garage Townhouse Features Exclusive Amenities

772 Ballan Road, Wyndham Vale VIC 3024

### Project Overview:

Jubilee is overflowing with a sense of community spirit that has intimate, walkable, sociable neighborhoods with real life and character. Vibrant communities right from the start, Jubilee's neighborhood welcomes you into their fold.

#### ·Prime Location

Located only 35-minutes from Melbourne's CBD by train and only a stone's throw away from popular destinations, Jubilee caters for a full lifestyle. PTV Bus Route 191 will connect you to nearby Wyndham Vale and Werribee Train Stations. And if you like to travel further from home, Avalon Airport is only 25-minutes away and Tullamarine Airport is a 45-minute drive.

#### ·Residents' Amenities

Enjoy endless places to gather, play and relax, with 77 hectares of open space and parks facilitating a strong sense of community. Enjoy future access to 1.5km of glorious riverfront trail, while each home is within 400 meters to a pocket park just a holler from home!

Now open to residents, the multimillion-dollar Club Jubilee One: Jubilee Aquatic Centre is a water wonderland. With a state of the art gym, it's easy to reach your fitness goals. Whether it be fun or fitness, there's something for everyone. It's 1 of 3 planned clubs!

Jubilee's first child care center, the Nido Early School is now open for the little ones to enjoy. A P-12 Catholic School is coming soon, and the planned P-6 Government Primary School will lay the foundation for your children's future. Plus, there are seven established local schools within seven kilometers.

#### ·Future Commercial & Retails Centre

Stage one of our multi-million dollar marketplace-style Neighborhood Centre is anticipated to open in 2022, including an IGA Supermarket and four specialty shops. The second stage, including cafes and alfresco dining, is anticipated to be completed in 2023. In the future, there will also be Jubilee Central a sprawling town center. Not to mention 32.5ha of office and commercial space, allowing you to work where you live with the future Jubilee Business Park.

### Listing Information:

This prestigious 4-Bedroom, 3-Bathroom, Double garage townhouse will bring you:

- Generous land sized of 229sqm and floor sized of 185.89sqm
- Estimated settlement time: April 2023
- Ground floor: A gourmet kitchen accompanies a spacious zoned living, a dining domain. Along with a comfy master bedroom with ensuite and BIR, and laundry.
- Second floor: A retreat, a comfy master bedroom with ensuite and WIR. Another 2 bedrooms with BIR, as well as a contemporary bathroom for sharing.
- Split System Air Conditioning to Living & Ducted Heating
- 20mm Stone to Kitchen, Timberlook Flooring to living rooms. Carpet to bedrooms & Tiles to wet areas.
- Front Landscaping & Seeding to rear
- Boundary Fencing and Rendered Letterbox
- Double garage with internal access

Welcome to Jubilee - a well-connected, beautiful community, with a real sense of belonging. Call us now before you miss out this amazing townhouse - a place you can proudly call home.

\*\*\* For further information, call Gaurav on 0405 555 510 \*\*\*