

9 Albany Court, Werribee, Vic 3030



House For Sale

Tuesday, 2 April 2024

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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 773 m2

Type: House



Rohan Smith
0412864525



Ellie James
0426860500

\$899,000 - \$939,000

This home is sure to exceed your expectations and provide the ultimate living experience. This superb family home sits on a large allotment of 773m² approx. and is located within walking distance to the beautiful banks of the Werribee River. Featuring three generously sized bedrooms with the fourth bedroom set up as a utility room. In addition, it includes a master suite with a renovated ensuite and walk-in robe, along with a second bathroom to service remaining bedrooms. It also boasts a spacious formal lounge, large kitchen with ample storage that seamlessly connects to the meals area and second living space, as well as a sizable laundry with an attached drying room. Outside, the property boasts a stunning and expansive entertaining area that will leave you impressed. An enclosed alfresco space merges effortlessly with a pergola, offering a seamless blend of indoor and outdoor living experiences. Additional highlights of this home include gas ducted heating, evaporative cooling, ducted vacuum, a gas fireplace for cozy evenings, a double garage with internal access, a 6x3 garden shed for extra storage, and beautifully landscaped front and rear yards that enhance the property's appeal. Conveniently located within walking distance to Bethany Primary School, Westgrove Primary School, and kindergarten, as well as the Werribee River and Sprinkles Ice Creamery, this home offers a lifestyle of comfort and convenience. Don't miss out on the opportunity to inspect this property – book your inspection today! **DISCLAIMER:** All measurements noted are approximate only and clients are advised to make their own enquiries into the accuracy of the information provided. Particulars & photos given are for general information only and do not constitute any representation on the part of the vendor or agent. Any open times displayed are current at the time of publishing but may change at any time. We recommend checking the listing prior to attending to confirm if the open home information is still current.