

**99 Orbis Avenue, Fraser Rise, Vic 3336**

**SWEENEY**

**Sold House**

Saturday, 2 September 2023

99 Orbis Avenue, Fraser Rise, Vic 3336

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Paul Muscat  
0393630600

**\$750,000**

Sweeney Caroline Springs proudly 99 Orbis Avenue Fraser Rise, This stunning 4 bedroom townhome offers a comfortable and spacious living lifestyle, with a number of features throughout including a study/home office which overlooks the recently developed park and the Multi Million dollar Fraser Rise sports precinct. The home is loaded with add features which include: • Open living kitchen, meals and family area • Seperate formal lounge room • 2.7m ceilings • 900mm appliances to kitchen plus WIP and 40mm stone bench tops • Ducted Heating & Evap cooling • Alarm System • Double lock up garage • Water tank • And much more..... Amenities such as, IGA super market, Primary & Secondary schools, public transport, parks and walking tracks are all within walking distance. If you are looking to downsize, upsize, first home or even invest this is one not to be missed. If purchasing for investment be confident in the fact that this property could achieve a rental income in the vicinity of \$550-\$570pw. For further information please call Paul Muscat on 0410 495 326 Sweeney "we know west" --- Fraser Rise's leading agency. (Photo ID is Required at all Open For Inspections) **DISCLAIMER:** Every precaution has been taken to establish the accuracy of the above information but it does not constitute any representation by the vendor or agent.