

**33 Cotter Way, Truganina, VIC, 3029**

AREA SPECIALIST

**House For Sale**

Thursday, 19 September 2024

33 Cotter Way, Truganina, VIC, 3029

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## **Title Land - House & Land Package - Fixed Price Full Turnkey!**

Welcome to Cotter Way, Truganina – the perfect blend of comfort, style, and location!

4 Bedrooms - 2 Bathrooms - Double Garage with Direct Entry

This single-story gem is ideal for first-time homeowners or savvy investors. The open-plan kitchen, meals, and family area make it perfect for entertaining. The kitchen boasts a walk-in pantry, and the double garage ensures convenience.

Key Features:

- Land Size: 350m<sup>2</sup>
- Location: Cotter Way, Truganina
- House: 4 bed, 2 bath, 2 car garage
- Price: \$649,000 - \$699,000 (Floorplan, inclusions & turnkey options)
- Ready Time: Sep to Nov 2024

Included in this Exclusive Package:

- Fixed Site Costs
- High Ceilings
- Concrete Letterbox
- Timber Laminate Flooring with Carpet
- Heating and Cooling
- Stainless Steel Appliances
- Stone Benchtops
- Tiled Shower Bases
- Downlights
- Roller Blinds
- Full Turnkey Package
- Fencing on All Boundaries
- Front & Rear Landscaping
- Flyscreens
- Letterbox
- Alarm System
- TV Antennas
- First Homeowner Grant (FHOG) - \$10k

Call Vish Sidhu on 0404 151 776 today!

Seize this opportunity to own your slice of paradise! Your dream home is just a call away. Don't miss out - act now!