

# Lot 2230 Brushtail Street, Mambourin, Vic 3024

## Residential Land For Sale

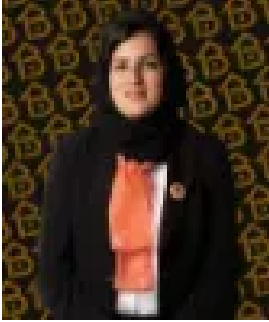
Monday, 20 May 2024



Lot 2230 Brushtail Street, Mambourin, Vic 3024

Area: 500 m2

Type: Residential Land



Maham Syeda  
0468772757



Bal Amardeep  
0387972700

**Contact MAHAM 0468772757**

LOT 2230 Brushtail Street, MAMBOURIN 3024. Maham Syeda from Bal Real Estate proudly presents this prime 500 sqm piece of land in the perfect place for your next dream home! The master-planned has been designed to foster community connections with a beautiful neighbourhood and spectacular landscapes. Enjoy the family friendly community, shop local at nearby Wyndham Vale Square Shopping Centre and Manor Lakes Central Shopping Centre, and consider the many schooling options including Wyndham Vale Primary and Manor Lakes P-12. Take the train at Wyndham Vale Station, alternatively access Princess Freeway for a comfortable drive into Melbourne CBD. Spend weekends exploring the spectacular Werribee Mansion and Open Range Zoo. Mambourin is located just west of the popular Werribee township and gives residents exclusive access to a gym, pool, spa, and local Little Growling Café which will be perfect for your morning coffee. You're also right next to the Barrabool Park Playground which will be brilliant for the kids to enjoy with a massive man made lake, soccer, basketball and skateboard inclusions. This special opportunity will provide you to build your dream home. It is an address perfectly positioned for convenience and growth. A place where you will take pride in your community and where your neighbours will become your friends. Education: Good news Lutheran College/Private Primary School Wyndham Vale Primary School Manor Lakes P-12 College Health: Wyndham Vale Health Care Manor Lakes Medical Centre IPC Health Wyndham Vale Werribee Mercy Hospital Clubs: Club Mambourin Wyndham Vale Cricket Club Wyndham Vale Football Club Shopping: Wyndham Vale Square Shopping Centre Wyndham Vale Shopping Centre Manor Lakes Central Shopping Centre Pacific Werribee An opportunity like this is rare to come by and will not last long! To be a part of this exciting experience, living a balanced and active lifestyle at this Estate, please call Maham Syeda on 0468 772 757 or Bal Amardeep on 0413 870 550 to find out more! **DISCLAIMER:** All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Please see the below link for an up-to-date copy of the Due Diligence Check List: <http://www.consumer.vic.gov.au/duediligencechecklist>