

**Lot 510 / 23 Rutledge Way, Winter Valley, Vic 3358**



**House For Sale**

Saturday, 11 May 2024

Lot 510 / 23 Rutledge Way, Winter Valley, Vic 3358

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 350 m2**

**Type: House**



Joel Hofstra  
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**\$547,950**

Sugar and spice and everything nice. Four bedrooms, meals and family area with plenty of natural light - a layout that's straight out of an entertainer's dream. What's more, this spicy ensemble also features handy storage throughout as well as the option of a second and even a third living. The master suite is situated at the front of the home and comes complete with a walk-in robe and ensuite. Features include: Bluescope Steel House Frame, Colorbond Roof with Sarking, 7 Star Energy Efficient European-styled (uPVC) Double Glazed Windows & Doors, Tiled Splashback to Kitchen, Range of Colour Schemes, Flyscreens with Aluminium Mesh, Remote Garage Door with Openers, Bushfire Compliance up to BAL 12.550 Year Structural Guarantee, Site Costs Allowance Included, Developer Guidelines Included, Fibre Provisioning, 2550mm Ceiling Height, Caesarstone Benchtops to Kitchen & Vanities, Laminate Flooring & Carpet Throughout, Rear Alfresco (design specific), 900mm Appliances, \$10K First Home Owners Grant. Regional Inc. <https://jgkinghomes.com.au/terms>