

# 109/134 Warragul- Lardner Road, Warragul, Vic 3820



## Retirement Living For Sale

Wednesday, 26 June 2024

109/134 Warragul- Lardner Road, Warragul, Vic 3820

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Retirement Living**



Terry Scully  
1300903626

**\$495,000**

This beautiful Murray design two-bedroom plus a study home is priced to sell, with light filled modern neutral tones throughout and a spacious yard, come and see why this is one out of the box. Freshly renovated and presented with modern flooring, open plan kitchen/dining area, with views out to the street. Modern neutral tones throughout, will please any buyer looking to move straight in! Designed with style in mind, this open plan home features two good sized bedrooms, both fitted with built in robes plus a study or home office. Other additional features: \* Garden shed and spacious rear yard with meticulous established gardens. \* Large alfresco area with a wrap-around deck \* Split system for both heating and cooling to keep the home comfortable all year round. Blink and you will miss it! About Lifestyle Warragul Situated within a relaxed, rural setting with the ease of local connectivity, life's a breeze at Lifestyle Warragul. Drive to Warragul Town Centre within 5 minutes to visit friends and family. - Wake up to rolling farmlands, forest walks and historic villages on your doorstep- Get social at the Warragul Country Club, just 6 minutes away and many other activities- Explore Scenic Reserve, Eastern Park and Gulwarra Heights Memorial Park, all close to home- Effortlessly jump on the Princes Highway for bigger adventures- Lifestyle Communities is not a retirement village, but a downsizing community where your time is free to live a bigger life. About Lifestyle Communities For over 20 years, Lifestyle Communities® has lived and breathed the wants and needs of the downsizer homeowner; consistently refining its approach, communities and homes to not only meet customer needs, but exceed them. Lifestyle Communities® builds, owns, and operates beautiful downsizer centric communities across Melbourne, Geelong, Regional Victoria, the Bellarine, and Mornington Peninsulas. Complete with best-in-class amenities its mission is to enable working, semi-retired and retired people over 50 to live enriched and independent lives at an affordable price. The ASX 200 listed company, based in South Melbourne, ranked in the top 10 places to work in the Property, Construction and Transport Category and currently has 32 projects completed, or under development throughout Victoria. A growing cohort of over 5,000 homeowners feel included, supported, seen and heard, respected, engaged, and valued. This has led to the strong referral rate Lifestyle Communities® experiences today. Contact our Lifestyle Consultant, to find out more! Club Lifestyle - Enjoy Free Holidays Every Year with the Exclusive Club Lifestyle Advantage We're dedicated to delivering holiday vibes and enriched lives, all year round. Located within our premium holiday destination communities, Club Lifestyle offers a variety of FREE holiday options. Stay in our cosy villas, complete with a kitchenette, bedroom, comfy couch, TV, and plush robes and slippers for the ultimate retreat. Alternatively, hit the open road in our fully-equipped motorhomes, making every road trip a breeze. Or, if you have your own caravan, park at our premium powered sites and enjoy FREE amenities, including a camp kitchen, firepit, private beach, 25m pool and more. With our Bellarine location already taking bookings and more exciting destinations on the horizon, you can save thousands on getaways while indulging in the finer things in life. At Lifestyle Communities, we champion bigger lives for our homeowners, and Club Lifestyle is just one of the incredible benefits waiting for you when you join one of our communities.