



**212 McGrath Road WYNDHAM VALE VIC**

4 2 3

Presenting this fantastic opportunity to purchase an affordable 4 bedroom home with 2 separate living areas ideal for a first home buyer or investor. Located within easy walking distance to Iramoo primary school, shops and public transport all bedrooms have built in robes with the master containing a renovated en suite. Pine timber flooring throughout living areas are a feature with the kitchen overlooking a large meals and family area. The tradie or handyman will love the outdoors with a lock up carport that leads to a big powered garage. A reverse cycle split system will make the home comfortable in all seasons and on a large allotment now is the time to buy, won't last. (PHOTO ID REQUIRED AT OPEN FOR INSPECTION)

**Building Size** : 15 sqm  
**Land Size** : 570 sqm  
**View** : <https://www.ypa.com.au/7359771>

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