



## 2 Gerald Street WERRIBEE VIC

3 1 2

A fantastic opportunity to secure this solidly built established home with tonnes of character, fantastically presented in a location central to all amenities Werribee has to offer.

Offering; three fitted bedrooms, central bathroom, a spacious lounge room adjoining a kitchen/meals arrangement.

Outdoors offers the benefits of well-established gardens and grounds with an oversized garden shed, extras include split system air conditioning, gas wall heating and a double carport.

On over an approximate allotment of 530m<sup>2</sup> the home has been occupied by a long term tenant for over 20 years.

This home demands your inspection if you are looking for something close to schools, shops, public transport, sporting facilities and many other amenities.

(PHOTO ID REQUIRED AT OPEN FOR INSPECTION)

**Building Size** : 14 sqm

**Land Size** : 536 sqm

**View** : <https://www.ypa.com.au/7360862>