



## 2/1 Samuel Court WERRIBEE VIC

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First-home buyers and investors looking for the right start into the market will delight in the knowledge of this homes list of comfortable appointments.

**Building Size** : 2 sqm  
**Land Size** : 282 sqm  
**View** : <https://www.ypa.com.au/7361183>

Three bedrooms which include a spacious master with multiple built in robes. A formal lounge room adjoining a renovated kitchen with new appliances is enriched with natural light extending to its meals-dining area. Adding to the interior comforts is ducted heating and split system cooling for all year comfort, side access for multiple car parking and a low maintenance backyard.



**James Antonio**  
**0401 889 248**

The perfect starter or investment to add to your portfolio !

(PHOTO ID REQUIRED AT OPEN FOR INSPECTION)

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## Unit2 1 Samuel Court, Werribee

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

