



## 2A Illawong Grove WERRIBEE VIC

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This surprisingly spacious home is situated in a central Werribee location and will match the requirements of many astute purchasers. Setting you within close proximity to Eagle Stadium, Thomas Chirnside Primary School, Bus Stops, Harpley playgrounds (with proposed Train Station & outdoor Town Centre) and only approximately 3km to Werribee CBD & Train Station.

With world class upgrades throughout this one of a kind home offers;

- Two oversized bedrooms with built in mirrored robes
- Central bathroom

- Lounge room upon entry

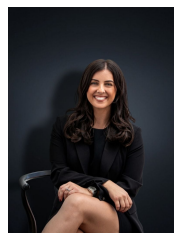
- Kitchen overlooking the expansive meals area (can also be separated and used as a study nook)

- Kitchen offers quality Stainless Steel appliances, dishwasher, loads of cupboard space, tiled splashback &

**Building Size** : 12 sqm

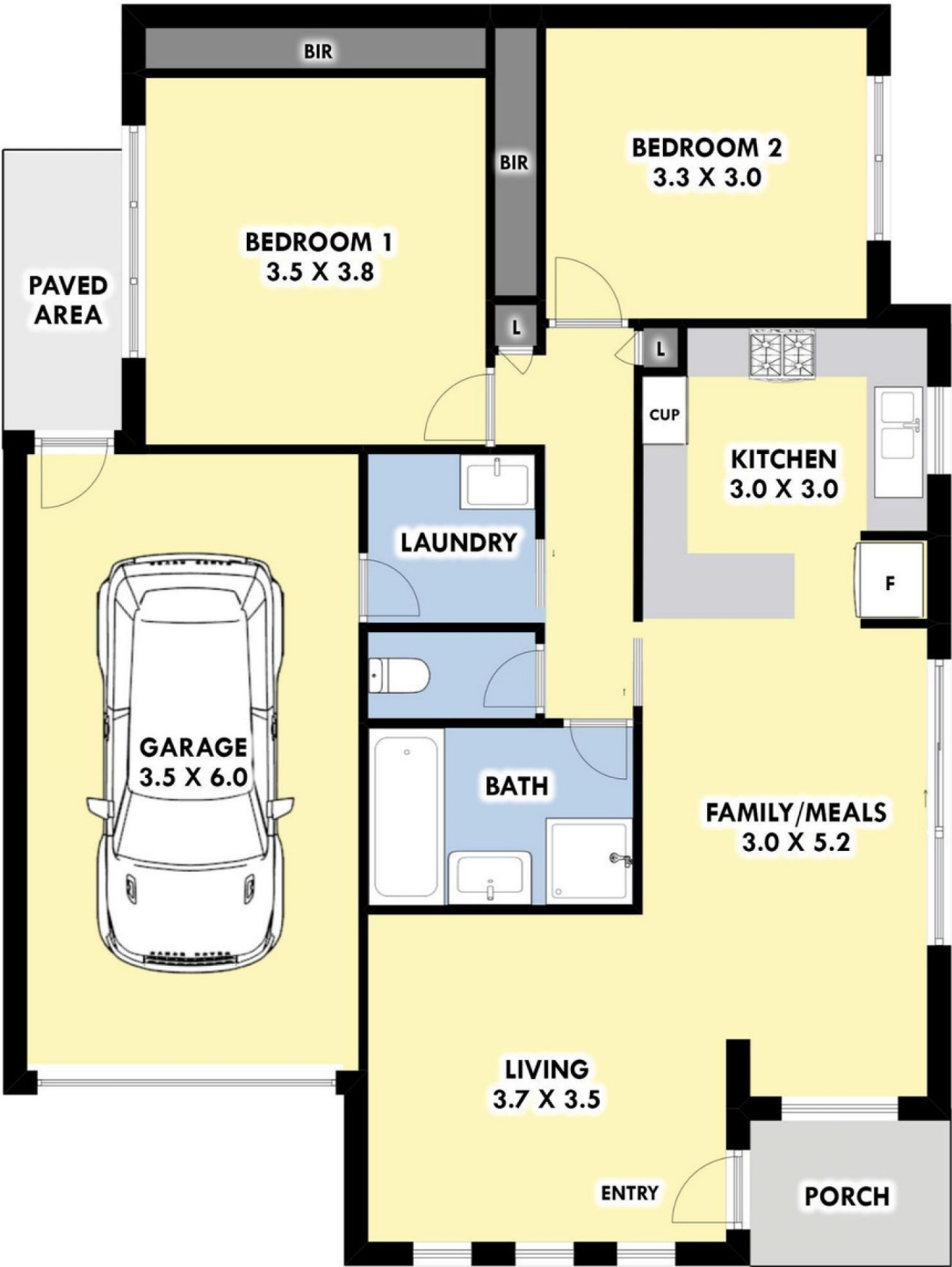
**Land Size** : 207 sqm

**View** : <https://www.ypa.com.au/7361285>



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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.