



## 43 Loyola Road WERRIBEE VIC

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Positioned perfectly, within walking distance to primary/secondary schools, public transport, Werribees CBD, along with local cafes/restaurants. This home also offers nearby freeway access.

### Property Features:

- Three generous bedrooms,
- Central bathroom,
- Formal lounge, alongside study zone & separate meals/dining
- Modern hostess kitchen fitted with Smeg appliances
- Large rumpus/family living
- Extra Features: Gas heating, air conditioning, wood fire combustion heater, dishwasher, ceiling fans throughout, in-ground swimming pool, large garage, shed/workshop area, single carport and matured established grounds/gardens.

(PHOTO ID REQUIRED AT OPEN FOR INSPECTION)

View : <https://www.ypa.com.au/7362806>



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