



## 65 Menzies Drive SUNBURY VIC

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This is the perfect opportunity for an investor starting out or looking to build on their portfolio, first home buyers or even retirees looking to purchase a fantastic home in one of Sunburys much desired locations the Gum Tree Hills Estate. Set on a generous allotment of 857m<sup>2</sup> Approx this Battleaxe block which overlooks parklands, walking tracks and magnificent views that is sure to impress everyone. Positioned in a prime pocket being only a short stroll to Sunburys town centre, schools & public transport this one just won't last so be quick to secure it today or run the risk of missing out!

Features include:

Four bedrooms, 3 with BIRs Master complete with ensuite  
Central bathroom

Kitchen with gas cooktop & built in wall oven with adjoining dining

Step down living area

**View :** <https://www.ypa.com.au/7388246>



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Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

Residence	- 122 m <sup>2</sup>
Carport	- 40 m <sup>2</sup>
Entertaining Area	- 17 m <sup>2</sup>



# 65 Menzies Drive, Sunbury