



## 12 Withers Close SUNBURY VIC

5 2 2

This well appointed and ideally located family home offers an abundance of standout features rarely found in this price range. Located at the end of a quiet court and backing onto a well equipped Council park this house is less than five minutes walk to Sunbury West Primary School, Aldi Supermarket / shopping complex, Melba Avenue shopping strip and other public facilities.

Built to last, the house has a solid steel frame and is designed to minimise energy costs. External walls and ceiling are fully insulated with fibre glass batts and the North facing verandah and wide eaves are specifically designed so that windows are shielded from summer sun but catch the winter rays to warm the house. An efficient, European style hydronic centrally controlled heating system provides dust free and comfortable warmth throughout the house in winter. In addition, a large north facing roof is

**Land Size** : 712 sqm  
**View** : <https://www.ypa.com.au/7388591>



**Lisa Totaro**  
0410 144 215



**First Floor**



**Ground Floor**

Whilst [bwr.com.au](http://bwr.com.au) has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.



**12 Withers Close**

**Sunbury**