



**93 Melba Avenue Sunbury VIC**

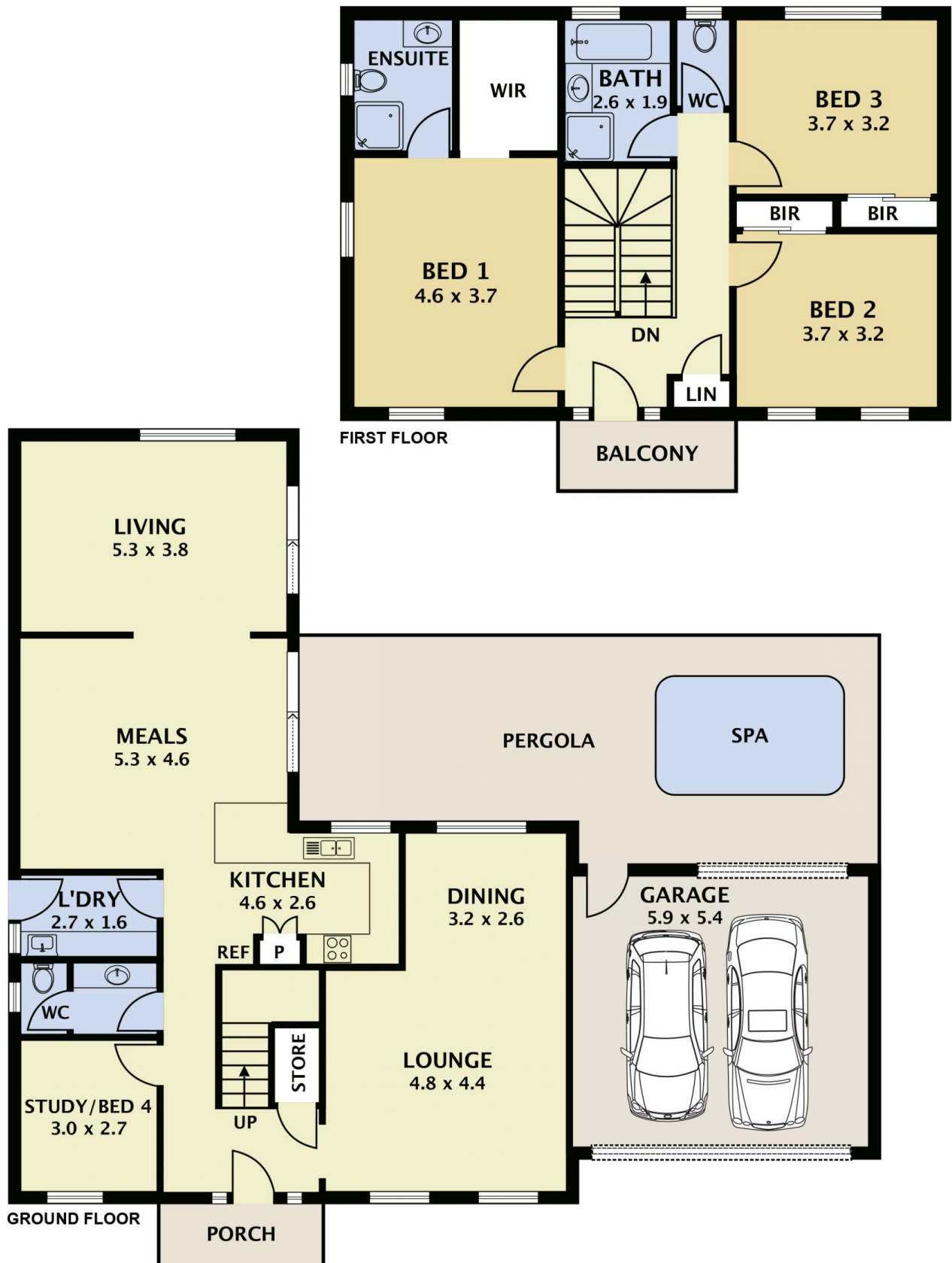
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First impressions count and this stunner is sure to impress! Set on an impressive block size of 668m2 (approx.) sits a golden opportunity that doesn't come around too often. Beautifully presented, immensely appealing and oozing with warmth this special home is ready to have the next family turn the key and move straight in. Enjoy extreme comfortability, generous proportions and a flexible floorplan ideal for the growing family. Fully established and with low maintenance living, being conveniently located within close proximity to schools, local shops, parks & extensive walking trails, public transport and only a short drive to Sunbury's Township make this property the ideal fit for you and your family!

**Land Size** : 668 sqm  
**View** : <https://www.ypa.com.au/7388792>

Property features include:

- ? 3 generous bedrooms with robes plus study or 4th
- ? Master complete with renovated ensuite and walk in robe



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### DISCLAIMER

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY, ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.