



## 18 Heritage Gardens SYDENHAM VIC

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Why build? Everything you're wanting in your new home is here and ready to move straight into! Offering all the features most builders call extras, this stylish family home comprises 4 great sized bedrooms with BIR's, master with ensuite and walk-in robe. On entrance step into the open formal lounge leading to sun-filled kitchen with ceasar stone benchtops and SS appliances overlooking the meals/family area plus open rumpus/theatre room at the rear.

Step out to the undercover entertainment area with tidy low maintenance rear yard. Further features include real oak timber flooring throughout, 9ft ceilings throughout, downlights, double remote garage with rear access, ducted heating, evaporative cooling, and loads more this is the one you've searched for. Located within walking distance to local schools, shops and public transport. Enquire Today!

**Land Size** : 448 sqm

**View** : <https://www.ypa.com.au/7391045>