



## 9 Amberlea Circuit TAYLORS HILL VIC

3 2 2

Set within a secure locale, this lovely townhouse offers the astute investor, first home buyer, downsizer or retiree the best of both worlds, modern comfort and easy maintenance. The home features three good-size bedrooms all with BIR's (master with ensuite and walk-in), generous living area, and well-appointed kitchen adjoining meals area. Also comprises of ducted heating, 2 x split systems, double with internal access and courtyard great for entertaining. Set within walking distance to schools, public transport and Watervale shopping centre. Low-maintenance in the most convenient location, this is an exceptional buy!

**View :** <https://www.ypa.com.au/7391101>