



**11 Morris Street TOOTGAROOK VIC**

**3**  **1**  **1** 

Situated in one of the most desirable pockets Tootgarook has to offer and only a stones throw from the waters edge, this mid-century gem will take you back to your childhood memories of what the beach is all about.

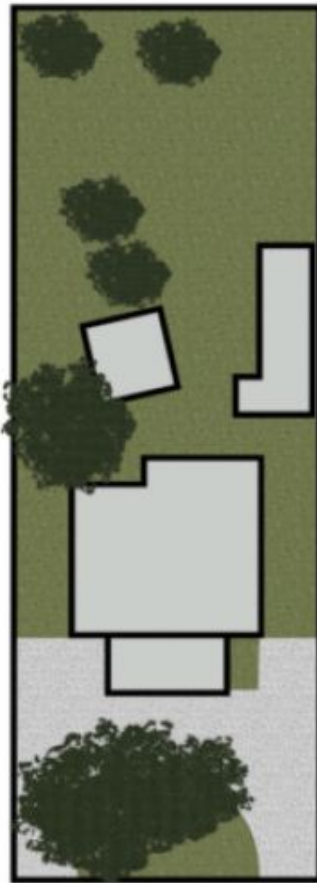
**Land Size** : 920 sqm  
**View** : <https://www.ypa.com.au/7393210>

Boasting solid timber polished floors, feature windows and French doors opening directly to the entertainers deck.

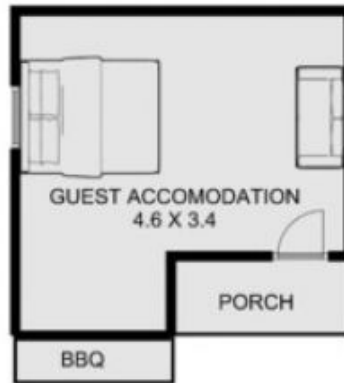


**Tony Talarico**  
**0420 778 401**

- High ceilings throughout
- Renovated bathroom and kitchen
- Ducted heating and split system air conditioning
- Large bungalow or teenagers retreat
- Outdoor shower



SITE



RESIDENCE



INTERNAL LIVING AREA  
APPROX: 10.7 SQUARES

PORCH AND DECKS  
APPROX: 3.5 SQUARES

GARAGE AND SHED  
APPROX: 3.2 SQUARES

TOTAL AREA  
APPROX: 17.4 SQUARES

# 11 MORRIS STREET TOOTGAROOK

This is an artistic representation. All measurements, dimensions and illustrated areas are approximate. It is the responsibility of all interested parties to verify all data depicted and omitted.