



## 11 Hoddle Court MELTON WEST VIC

4 2 2

Nestled in a quiet court, walking distance to Woodgrove Shopping Centre, public transport and leading school, this fabulous family home is sure to tick all the right boxes. Featuring 4 bedrooms plus study, master with WIR and full ensuite, 2 living area's, open kitchen/meals/family area leading to outdoor undercover area ideal for entertaining. Set on a landscaped allotment of approx 1042m2 currently tenanted returning \$1517 PCM. Extras include double lock up garage, separate side drive suitable for boat/caravan/trailer access, ducted heating evaporative cooling, water filter, dishwasher and much more. Priced to sell fast. Call today!!!

**View :** <https://www.ypa.com.au/7398629>



**Shane Spiteri**  
**0488 980 115**