



## 36 Croxton Drive KURUNJANG VIC

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This luxurious family residence, positioned on an huge allotment of 7912m2 (approx.), will surpass all expectations, and boasts a possible subdivision opportunity subject to council approval.

**Land Size** : 7917 sqm  
**View** : <https://www.ypa.com.au/7399490>

Made up of character, charm and space this home has all of the WOW factor youve been searching for!

Treelined and stunning from the outset, your large asphalt driveway provides an impressive prelude into this one of a kind property, conveying a multitude of entertaining and relaxation areas with a picturesque outlook, further complimented by a great deal of land to utilise as you please.



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

The warm and inviting main dwelling comprises of a large open lounge upon entry, a wonderfully appointed kitchen



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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.