



9 Arbourton Avenue Aintree VIC

4 2 2

Immaculately maintained, presented to perfection and not to mention the fantastic location with all amenities nearby including Bacchus Marsh Grammar School, Woodlea Town Centre, public transport, western highway and walking tracks/reserves/park lands at your fingertips. YPA is proud to present this property that offers the perfect combination of practicality and comfort nestled in a highly respected Woodlea Estate and is nothing short of outstanding.

Features include:

- ? Master bedroom showcases a walk-in wardrobe and ensuite with quality fittings
- ? Additional three spacious bedrooms with walk-in wardrobes
- ? The kitchen is located perfectly to incorporate the meals and family area
- ? Kitchen complete with Caesar stone bench tops, glass

Land Size : 392 sqm

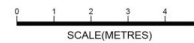
View : <https://www.ypa.com.au/7563617>



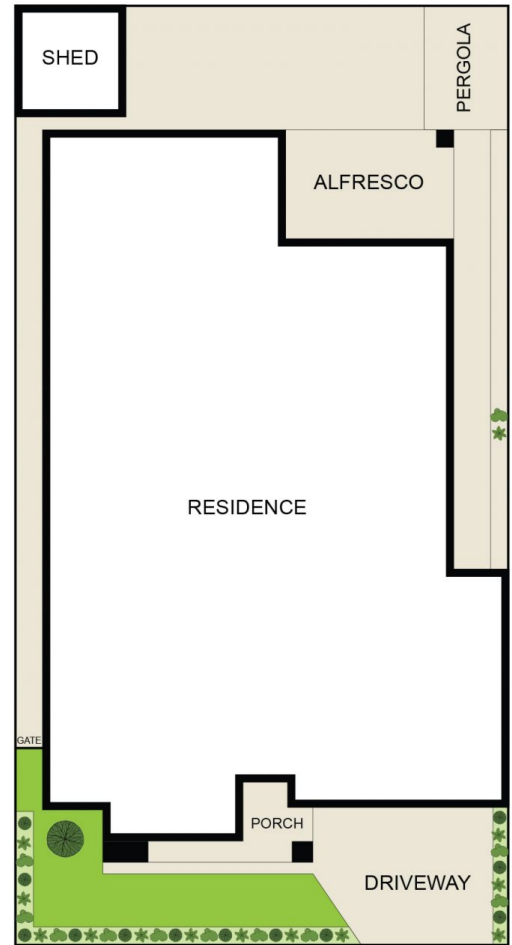
Victoria Galea
0401 609 553



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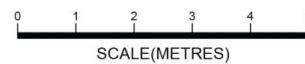


DISCLAIMER : ALL DIMENSIONS ARE AN APPROXIMATION ONLY AND NO GUARANTEE IS GIVEN WITH RESPECT TO ACCURACY.



SITE PLAN
(NOT TO SCALE)

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