



13 Bootie Court ROXBURGH PARK VIC

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Perfectly situated near schools and shopping centers, this charming property offers convenience and comfort in one package.

Step inside to discover fresh new carpets throughout, creating a warm and inviting atmosphere. The intimate living area flows into a functional kitchen, making it ideal for family meals and gatherings.

The three bedrooms are well-sized, with natural light enhancing the cozy feel. The two bathrooms are conveniently located, adding to the home's practicality.

Outside, you'll find a spacious backyard ? perfect for gatherings, barbecues, or simply enjoying the fresh air. The single-car garage offers secure parking, with additional space available in the driveway.

This property may not be vast, but it's packed with charm and functionality, making it a

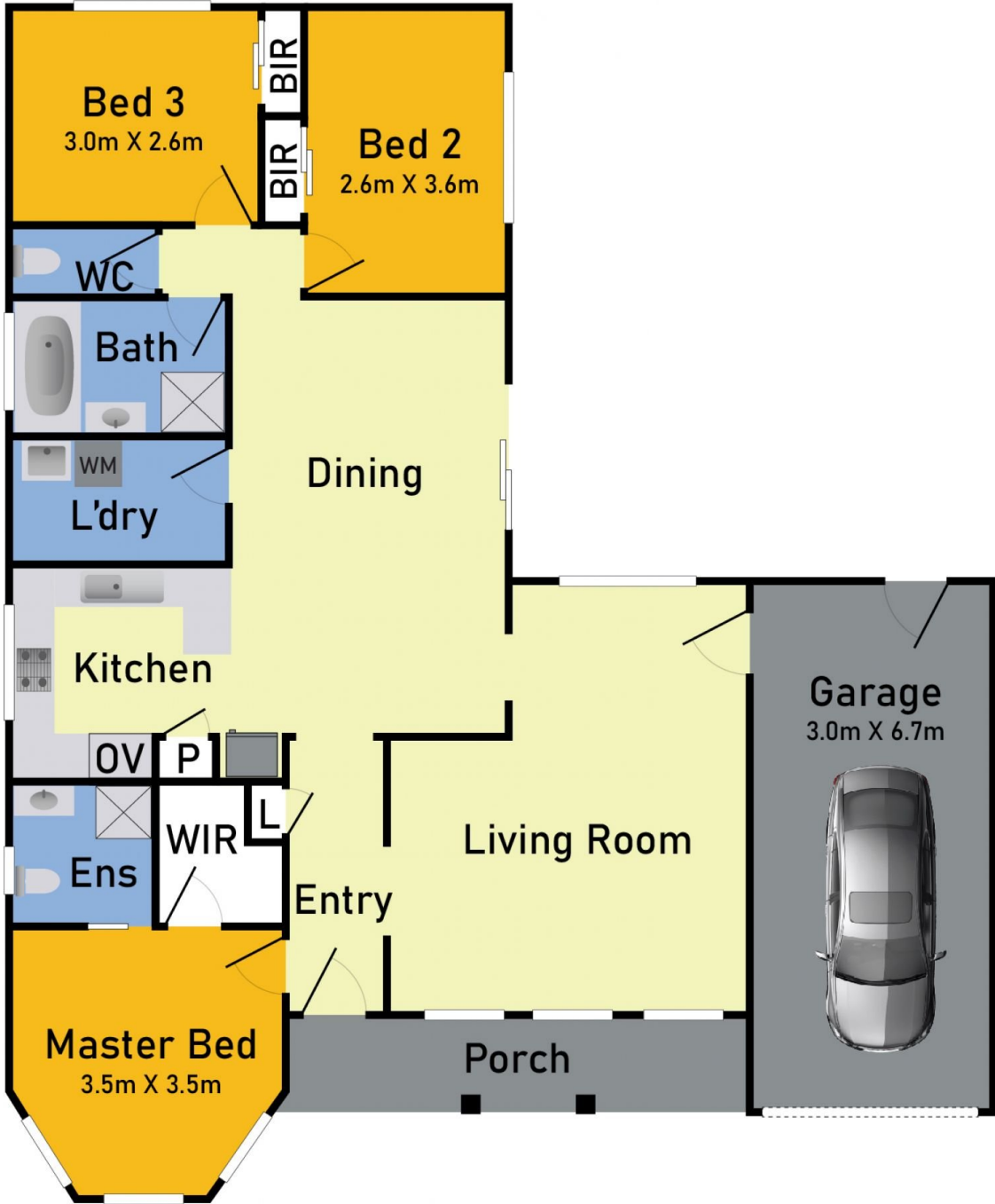
Price : \$560,000 - \$620,000

View : <https://www.ypa.com.au/8136025>



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Floor Plan



13 Bootie Court, Roxburgh Park

* Dimensions are approximate and for illustrative purposes only