

24 Warrenwood Ave, Hoppers Crossing, VIC 3029

Leased - \$520

House 3 2 2



Situated in the Woodville Estate! APPLICATIONS NOW OPEN

The Property

Welcome to 24 Warrenwood Avenue, Hoppers Crossing. Perfectly located and beautifully presented, this neat and tidy single-story residence is an entertainers dream. Comprising two living zones, three bedrooms, two bathrooms and double car accommodation, this property boasts expansive outdoor spaces and leafy, landscaped grounds. Positioned within a family-oriented neighbourhood, this property offers superb convenience, within easy walking distance of local shops, quality schools and public transport.

The Point of Difference

- Bright and open, this sunny residence begins with a formal lounge and dining room, flowing with ease to the open plan family and meals zone adjacent the kitchen. Expansive outdoor spaces extend from the main living zones and include both an inviting alfresco with timber decking and a private pergola.
- Traditionally appointed, the timber kitchen offers excellent preparation space and ample storage with a full-sized pantry and overhead cabinetry. Stainless-steel appliances include a gas cooktop and wall-mounted oven, while a dishwasher adds modern convenience.
- Accommodation includes three spacious bedrooms, the master suite filled with natural light and boasting a walk-in-robe and private ensuite. The remaining bedrooms offer built-in robes and custom storage, sharing access to the family bathroom, complete with a bathtub and separate toilet.
- Built by Colchester Constructions, this quality residence sits upon a 557m2 (approx.) allotment, the fully fenced grounds meticulously landscaped with lush foliage and a grassy lawn.
- Further highlights include a double lock-up garage, a separate laundry with storage, split system air conditioning and ceiling fans throughout.

The Point of Interest

Situated in Woodville Estate, this property is within walking distance of major amenities including Hoppers Crossing Shopping Centre and Hoppers Crossing Station. In addition, Pacific Werribee and Werribee Town Centre are nearby, as are Werribee Mercy Hospital and the popular Aquapulse Fitness Centre. Local schools include Woodville Primary School, Hoppers Crossing Secondary College and Victoria University (Werribee Campus) while recreational spaces include Woodville Park and the picturesque Federation Trail.

IMPORTANT NOTICE REGARDING INSPECTIONS

*Applications for this property are now open. To fast track your application, please submit your application via 2Apply or realestate.com.au.

*Note that identification is required on entry to all private and public inspections.

*By registering your details, you will be instantly informed of any updates, changes, or cancellations to the inspection time. To book your inspection, select 2Book

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