



3/33 Pigeon Street, Werribee

### Quiet, Elegant and Functional

A great opportunity to position yourself, or add another property to your portfolio. Conveniently only five minutes drive to both pacific Werribee Entertainment Precinct and Shopping Centre, Werribee Main Street and Railway, the Princess highway, and surrounded by no less than five schools.

East facing and comprising of three spacious bedrooms with built in robes, central living room with adjoining meals area and recently renovated bathroom with fully updated fixtures and fittings. The well lit kitchen with freestanding gas cooktop, exhaust fan and plenty of cupboards and bench space, has ideal views out to your north facing sizable court yard, perfect for entertaining or just relaxing in absolute privacy.

Let's just clear the air; this is not just another unit like the rest you find in the market today. A much loved and cared for home that breathes style and class, apart from aesthetics this home is by all accounts a very sound structure surrounded by great neighbours perfect for your family, first home buyers, downsizers or investors alike.

Other features include: Gas heating, reverse cycle split system cooling, timber look floating floors, single lockup carport, security shutters all round, NBN availability, quality window furnishings, low maintenance landscaping, and more.

Call now or risk missing out!

SMS 33PIGEON to 0428 440 958 for full property details.

3  1  1 

 228 sqm

**\$360,000 - \$395,000**

ID# 11004113489

**Open for Inspection**

Sat 20 Jan, 12:00pm - 12:30pm



**Trish Farquer**

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0422679019



Disclaimer: Floor Plan Measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.