



21 Silkwood Drive, Warragul

4 2 2

### An Absolute Stellar Investment

This immaculate, welcoming 4 bedroom home, set upon an elevated approx. 595 m2 allotment in an established neighbourhood is perfectly positioned close to lovely parkland, Child Care Centre, recreational facilities, Warragul town centre and M1 Freeway access, is sure to suit variety of home buyers.

This is not just a house but a warm and inviting home comprising, generous open family living area with extensive glazing, drenched in sunlight from its desirable North West aspect, modern open plan kitchen with walk in pantry, plus a separate lounge/media room.

The main bedroom is generous in size with WIR and en-suite and the remaining 3 bedrooms are serviced by a central bathroom and separate WC.

Extending off the family living area an inviting under roofline alfresco entertaining area beckons you to the outdoors to enjoy this sunny area surrounded by attractive garden surrounds.

The home has a lovely high ceilings, ducted heating and evaporative cooling, modern stainless steel kitchen appliances, security system and double auto garage with internal access.

The property is currently leased to excellent tenants, with lease expiring in August.

This is an amazing opportunity to enter the property market, perfect downsizer, or excellent addition to your investment portfolio.

Please Note: All inspections for this property will be at Open House times, which are displayed in this listing for your convenience.

**\$545,000**

ID# 12013100131

#### Open for Inspection

Thu 24 May, 5:00pm - 5:30pm

Sat 26 May, 11:00am - 11:30am



**Natalie Morrissey**



**Phil Gallagher**

0427303284

