



## 1 Bristol Way, MILDURA, VIC 3500

Entry level home, Downsizer or Perfect Investment

Walk through the front doors and be surprised by the space on offer with this quality home. Past the sizeable separate living room is an open plan kitchen, dining and living that leads into the alfresco area. Outside has been updated and extended with additional shade sails, synthetic turf and shedding, creating a perfect play area for the kids or relaxation zone at any time of day.

• 3 bedroom all with Built in Robes

• Master with ensuite plus additional main bathroom

• Electric kitchen with ample storage and bench space

• Separate lounge at front of home

• Ducted reverse cycle system, complimented by solar system on roof.

• Large laundry with good bench space

• Double car garage with drive through access to rear yard

• Low maintenance rear yard with synthetic lawn, veggie garden and plant features.

**TYPE:** Sold

**INTERNET ID:** 20P2083

**SALE DETAILS**

**UNDER CONTRACT**  
by Lukas Pedder

**CONTACT DETAILS**

**Elders Mildura, Robinvale & Wentworth**

143 Lime Ave, 3500 79-81  
Perrin Street, 3549 34  
Darling Street, 2648  
MILDURA, VIC  
5018 6800 5026 3050 5027  
3411

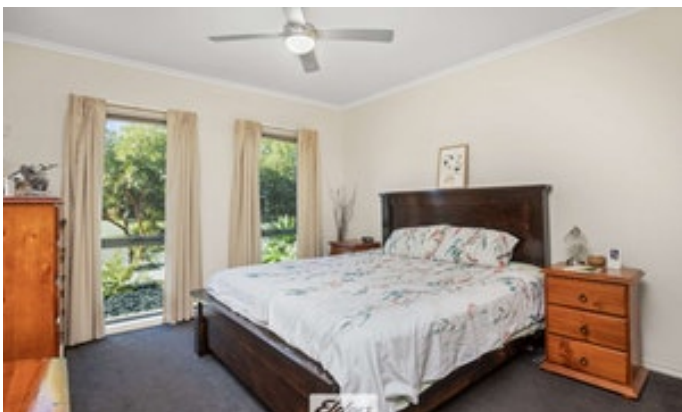
**Lukas Pedder**  
0426 203 693

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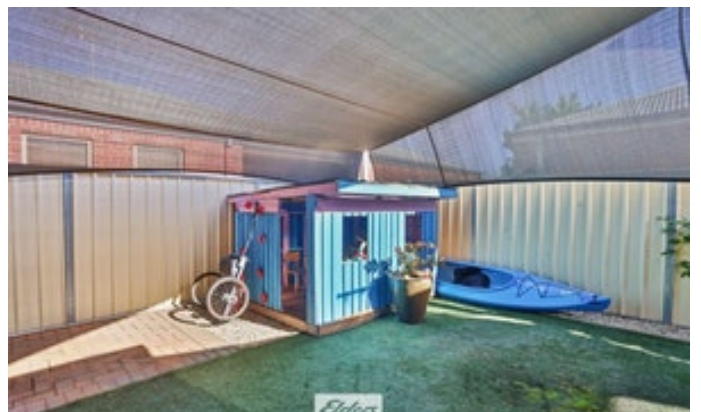
â#ç West Mildura location in great neighborhood. Within a 5-10min drive to Mildura CBD, the Mighty Murray River , Hospital and other amenities

- Land Area 462.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Car Parks: 2













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