



## 11 Middleton Crescent, WODONGA, VIC 3690

### Style and Substance

With its captivating street presence, top-notch build quality and a super-convenient position, this elegant family home is tasteful executive living at its sought-out best. Crafted by 21st Century Homes as one of its display homes, it's brimming with upgraded fixtures and fittings throughout, and it features a large formal which flows on through to the open-plan family and dining space and beautiful kitchen, complete with quality appliances, a striking subway tile splash-back, pendant lighting, stone counters and WIP. All 4 bedrooms are generous, with the oversized master offering a WIR and luxe ensuite. Thanks to its clever design and origins as an ex-display home, there's a study nook behind the eye-catching feature wall in the family space and a walk-in storage cupboard in the big DLUG garage, which itself offers wood paneling and a reverse-cycle system. There's also a big family-sized bathroom with lovely highlight tiles, a walk-in linen cupboard and ducted heating and cooling for year-round comfort. The high-end theme continues to the awesome outdoor entertaining space, with its amazing lined and vaulted ceilings, polished concrete floors, pendant lighting, and its accessed from either the dining and family spaces via 2 sets of stacking sliding doors. Established and low maintenance gardens adorn both the front and backyards, and there's room for a large trampoline and even a lap pool courtesy of the 540m2 block. For the intelligent investor, rent is Proximity to the Whitebox Rise shopping precinct, Waves Aquatic Centre, schools a medical centre and transport wrap up an intensely appealing package so call now for your inspection.

**TYPE:** Sold

**INTERNET ID:** 21P6290

#### SALE DETAILS

**\$619,000**

#### CONTACT DETAILS

**Albury**

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<https://www.consumer.vic.gov.au/duediligencechecklist>

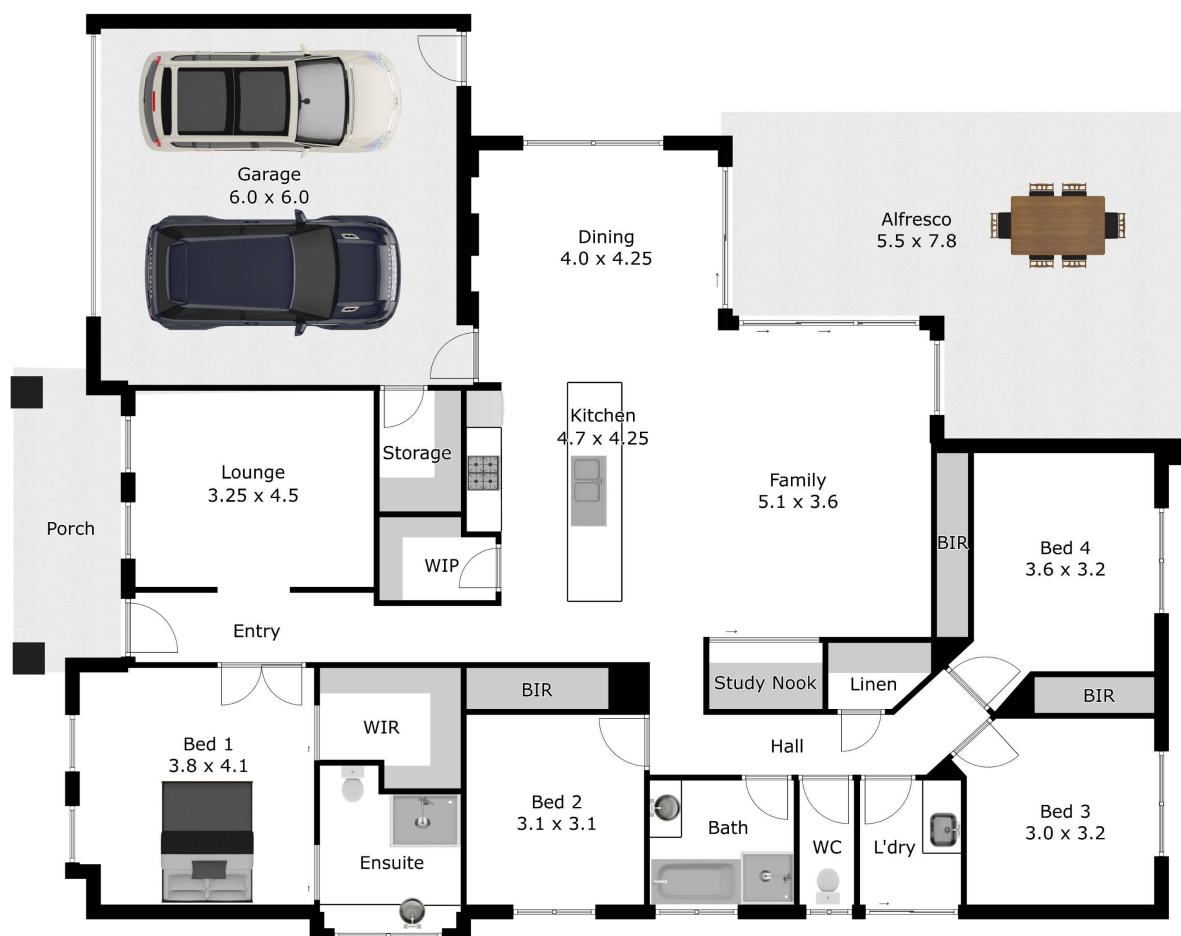
- Bedrooms: 4
- Bathrooms: 2
- Double garage











APPROX. INTERIOR LIVING  
174.4 sq. m  
Measurements are an approximate guide only.  
Not to scale.