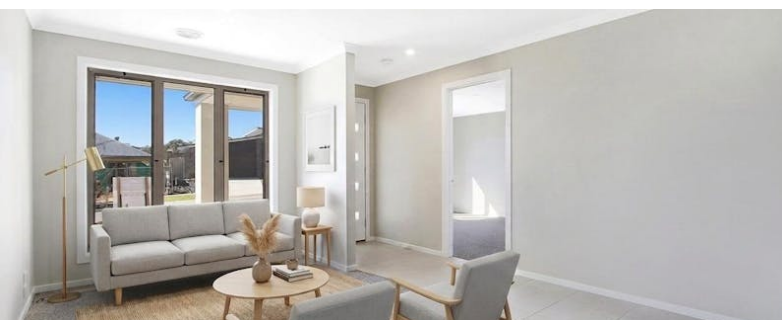




12 Throssell Crescent, WODONGA, VIC 3690

Light & Bright

Beautifully presented and only six years young, this stylish residence delivers light-filled living, modern finishes and a highly sought-after White Box Rise lifestyle.

Designed with comfort and functionality in mind, the home showcases a fresh neutral colour palette complemented by warm timber accents throughout the kitchen, creating an inviting and contemporary feel.

Positioned at the front of the home for added privacy, the master suite offers a peaceful zone complete with a spacious walk-in robe and well-appointed ensuite. The remaining three bedrooms are generously sized, each featuring built-in robes, while excellent storage options continue through the hallway.

The heart of the home is the well-equipped kitchen, boasting 900mm stainless steel appliances, dishwasher, ample bench space and exceptional storage, including a full walk-in pantry. Overlooking the open plan family and dining area, it's perfectly designed for everyday living and effortless entertaining.

Multiple living zones enhance the home's appeal, with two separate living areas plus a

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 21P9414

SALE DETAILS

\$765,000

CONTACT DETAILS

Albury

140 High Street
WODONGA, VIC
02 6021 2199

Jamie Maynard
0413 743 361

north-facing alfresco and main living space, allowing natural light to flood the interiors year-round.

Comfort is assured with ducted gas heating and evaporative cooling throughout.

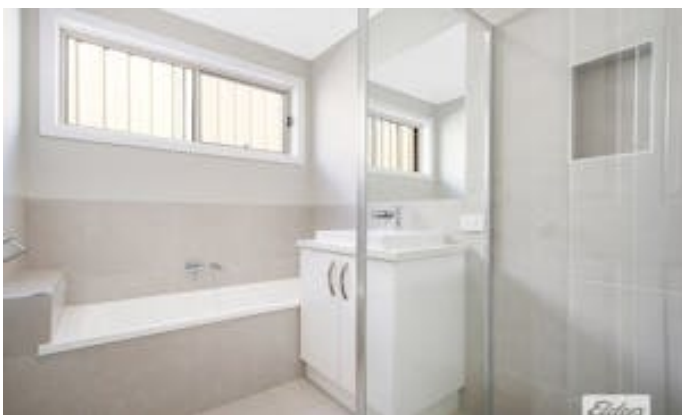
Set on a fully landscaped allotment of approximately 636m², the property offers a low-maintenance lifestyle with easy access to local amenities including shopping centres, schools, the aquatic centre, medical facilities and scenic walking tracks and nature reserves.

A fantastic opportunity to secure a modern, move-in ready home in one of Wodonga's most popular and family-friendly locations.

Currently tenanted at \$610.00 per week periodically.

Market rent estimate \$620-640 per week

- Land Area 636.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage





Measurements are approximate. Not to scale. Bookended purposes only.