



1 Karli Gardens, YARRAWONGA, VIC 3730

Solid Brick home metres from Lake Mulwala - Affordable Lakeside Estate Living.

Tucked away in a quiet court just metres from the shores of Lake Mulwala and the Yarrowonga Yacht Club, this solid three-bedroom, two-bathroom brick residence offers an enviable lifestyle in a highly sought-after location.

Set on a generous 665m2 (approx.) allotment, the home presents exceptional value and is suited to a wide range of buyers-from permanent residents and holidaymakers to savvy investors.

Thoughtfully designed for year-round comfort, the property features ducted evaporative cooling, ducted natural gas heating and a charming wood fireplace. The timber kitchen flows seamlessly into the meals area and adjacent lounge room, creating a warm and inviting central hub for everyday living.

Outdoors, enjoy entertaining in the expansive undercover area, while the 4m x 7m (approx.) steel shed/workshop and double lock-up garage provide excellent storage and workspace options. A Solar system adds energy efficiency to this already impressive package.

Offering space, comfort, and unbeatable proximity to the lake, this is your chance to secure an affordable property in a premium lakeside pocket.

TYPE: For Sale

INTERNET ID: 300P179901

SALE DETAILS

\$630,000

CONTACT DETAILS

**Elders Real Estate
Yarrowonga**

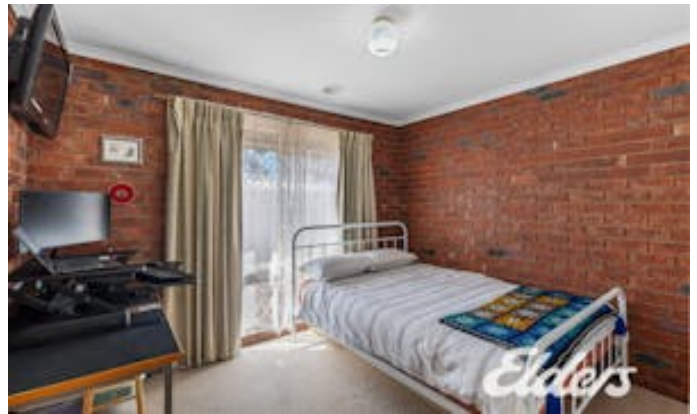
48 Belmore Street
Yarrowonga, VIC
03 5743 9500

Xavier Leslie
0409 324 037

Other features: Carpeted, Exhaust, Heating, Openable Windows, Roller Door Access

- Land Area 665.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Double garage
- Ensuite





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