



## 34 Clydesdale Loop, YARRAWONGA, VIC 3730

### SOPHISTICATED LIVING WITH EVERY EXTRA INCLUDED!

Located in the rapidly growing Glanmire Park Estate, this beautifully appointed home delivers the perfect blend of luxury, comfort, and practicality-ideal for family living or retirees wanting quality without compromise.

Designed with lifestyle in mind, the residence offers four bedrooms, two stylish bathrooms, and two distinct living zones, providing flexibility for both relaxed family living and entertaining.

At the heart of the home, you'll find a stunning kitchen featuring stone benchtops throughout, complemented by quality finishes and ample storage. Year-round comfort is assured with ducted reverse-cycle air conditioning, ceiling fans, and the convenience of a ducted vacuum system.

Energy efficiency and sustainability are exceptional, with a substantial 12.76kW solar system complete with battery backup and three-phase power-delivering impressive savings and future-ready functionality.

Step outside to an inviting alfresco area overlooking a sparkling in-ground, solar-heated

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**TYPE:** For Sale

**INTERNET ID:** 300P191621

#### SALE DETAILS

**\$789,000**

#### CONTACT DETAILS

**Elders Real Estate  
Yarrawonga**

48 Belmore Street  
Yarrawonga, VIC  
03 5743 9500

**Xavier Leslie**  
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pool-an entertainer's dream and a private oasis for family enjoyment. The property also boasts genuine side vehicle access ideal for secure boat or caravan storage, along with a steel garage/workshop for additional space and versatility. An automated irrigation system ensures the gardens remain lush with minimal effort.

Combining thoughtful design, premium inclusions, and outstanding functionality, this impressive residence presents a rare opportunity to secure a quality home in one of the region's most sought-after estates.

Other features: 3 Phase Power, Carpeted, Close to Schools, Close to Shops, Close to Transport, Exhaust, Heating

- Land Area 649.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- 3 car garage
- Ensuite



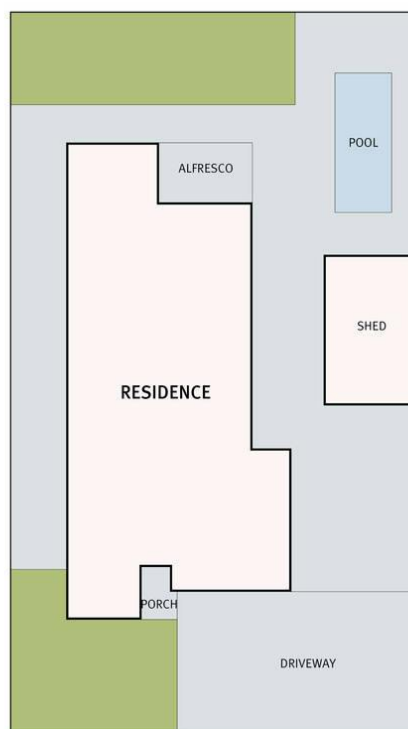
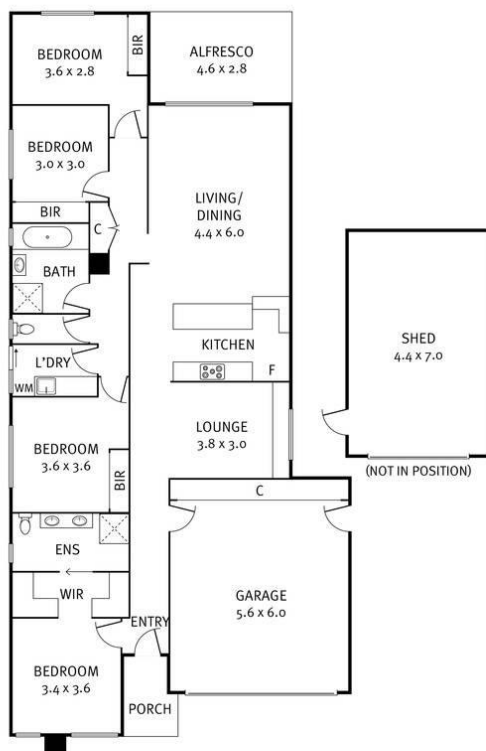








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