

# 17 Maryvale Crescent, Morwell, Vic 3840

## House For Sale

Monday, 6 January 2025

17 Maryvale Crescent, Morwell, Vic 3840

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 345 m2

Type: House



Matt Fava  
0351762055



Ben Britten  
0472500211

**\$289,000**

Solid Investment Close to CBD Just opposite the beautiful gardens, this close in property features an inviting ambiance with its traditional layout and thoughtful design. The close concept living and dining areas are perfect for both entertaining and everyday family life. Features include:- Two generously sized bedrooms providing ample space for a tranquil living experience and an additional third bedroom or optional study.- An enclosed backyard requiring minimal maintenance and a safe space for kids, furry friends, and yourself to relax or entertain.- A snug living room with air conditioning and gas ducted heating through out.- Rear access to the double carport and shed, offering that little bit of extra room for vehicles and garden storage. This home has so much potential, it could be your investment property or even a project. Conveniently situated within a short walking distance to the CBD, parks, walking tracks, public transportation, this home offers both comfort and convenience for you to enjoy. Property Features House 3 bed 1 bath 2 Parking Spaces Land is 345 m<sup>2</sup> Carport