



**8 Sapphire Circuit Wodonga VIC**

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This spotless home is a step above the competition in this price range with the advantage of a second living area rumpus/theatre room and the convenience to so many facilities. The many features include-

- \* Comforts of gas wall furnace and split system
- \* New carpet to bedrooms all with built in robes and ceiling fans
- \* Modern updated bathroom
- \* Huge paved pergola for entertaining plus extensive roofline for 2-3 cars/vehicle cover
- \* Neat 597m2 block
- \* For investors expected rental return of \$265-275 per week
- \* So close to schools, shops, transport, leisure centre and more

**Land Size** : 597 sqm  
**View** : <https://www.wodongarealestate.com.au/sale/vic/north-eastern/wodonga/residential/house/5836036>