



**37 Valerian Terrace Baranduda VIC**

3 2 2

An incredible entertaining area sets apart this very practical home from others positioned in a quiet street and superb area. Rear and side access is a feature also combining a second driveway for the caravan/work vehicle etc. Presentation perfect the host of other features include-

- \* Spacious open plan kitchen/meals/family area, separate formal lounge
- \* Main bedroom with en-suite and walk in robe, bedrooms 2 & 3 with built in robes
- \* Comforts of ducted evaporative cooling and gas wall furnace
- \* Double garage with remote, 6 x 3 metre garden shed
- \* Well built by Southern Vale Homes in 2008 on 751m2 allotment
- \* Easy access to schools, shop and sporting field
- \* Move in without delay, put the furniture down and enjoy

**Price** : \$ 305,000  
**Land Size** : 751 sqm  
**View** : <https://www.wodongarealestate.com.au/sale/vic/north-eastern/baranduda/residential/house/5836320>



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