

# FOR SALE



**\$272,000 - \$299,000**

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## 11 Belle Gardens Drive, Mildura

### Convenient townhouse living...

This perfectly positioned townhouse close to Fifteenth Street shopping precinct sits in a quiet court location and will be sure to impress the most astute investor.

Offering surprisingly spacious open plan living with separate lounge and dining areas and a fully fitted kitchen with dishwasher and natural gas cooktop.

All bedrooms provide built in robes while the spacious main boasts full size ensuite.

Additional features include: plenty of extra storage cupboards, gas heating, evaporative cooling & ceiling fans.

Outside boasts a covered & paved outdoor area, double carport with auto door, direct access inside, 3x3m shed, neat & tidy grassed backyard all on a 449m2 low maintenance allotment.



**Naomi Darby**



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