



For Sale



4



2



5



828.0m<sup>2</sup>

## MOODY MODERN LIVING IN THE HEART OF TOWN!

Positioned in a quiet and sought-after location, 50 James Street, Yarram presents the perfect blend of modern comfort, quality craftsmanship and family functionality. Built in 2016 and set on an impressive 828m<sup>2</sup> (approx.) allotment, this stunning residence has been thoughtfully designed to cater to growing families and those who love to entertain.

From the moment you step inside, the home exudes warmth and character, featuring polished concrete floors and striking timber-lined ceilings that create a bold architectural statement throughout.

Offering four spacious bedrooms plus a dedicated study, the home provides flexibility for families, professionals working from home, or those needing extra space.

### PRICE

\$760,000

### ADDRESS

50 James Street, Yarram, VIC 3971

### AGENTS

**Ian Seed** - 0436 036 646

[ian.seed@professionals.com.au](mailto:ian.seed@professionals.com.au)

### Professionals Yarram

167 Commercial Road, Yarram Victoria 3971

03 5114 6552

[www.professionalsyarram.com.au/1410563](http://www.professionalsyarram.com.au/1410563)



Every precaution has been taken to establish accuracy of the information but does not constitute any representation by the vendor or real estate agent. You should make your own enquiries as to its accuracy.

