



2 Moroney Street, Bairnsdale

## MODERN LIVING IN PRIME WEST BAIRNSDALE LOCATION




Perfectly positioned in sought-after West Bairnsdale, this stylish and spacious home offers outstanding value for both owner-occupiers and savvy investors. With a modern layout and low-maintenance appeal, this property delivers comfort, convenience, and quality.

Step inside to discover a thoughtfully designed floor plan featuring a contemporary kitchen complete with a 900mm stainless steel stove, dishwasher, generous bench space, and a walk-in pantry. The open-plan dining area flows to a private, north-facing undercover patio, perfect for year-round outdoor living.

The home offers two separate living areas, three bedrooms—including a master suite with walk-in robe and ensuite featuring a large shower—plus a well-appointed family bathroom. Enjoy year-round comfort with ducted heating and evaporative cooling throughout.

Set on a 400m<sup>2</sup> block with a low-maintenance yard and a double garage with internal access, this home is all about easy living. The location is fantastic—within walking distance to the hospital, primary and secondary schools, indoor heated pool, gym, and theatre.

Whether you're looking for a quality investment or your next place to call home, this property is ready to impress .

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### FOR SALE

Please Call

### AGENTS

Kelly Quirke

0427 064 816

kquirke@ljhookerbairnsdale.com.au

### AGENCY

LJ Hooker Bairnsdale

(03) 5152 4172

All information contained therein is gathered from relevant third parties sources.

We cannot guarantee or give any warranty about the information provided.

Interested parties must rely solely on their own enquiries.



## MORE DETAILS

Property ID 16NAFBF  
Property Type House  
Land Area 400 m2  
Including Ensuite  
Study  
Toilets (2)  
Dishwasher  
Outdoor Entertaining  
Built-in-Robes  
Secure Parking  
Fully Fenced  
Remote Garage

**Kelly Quirke 0427 064 816**

Sales Consultant | [kquirke@ljhookerbairnsdale.com.au](mailto:kquirke@ljhookerbairnsdale.com.au)

**LJ Hooker Bairnsdale (03) 5152 4172**

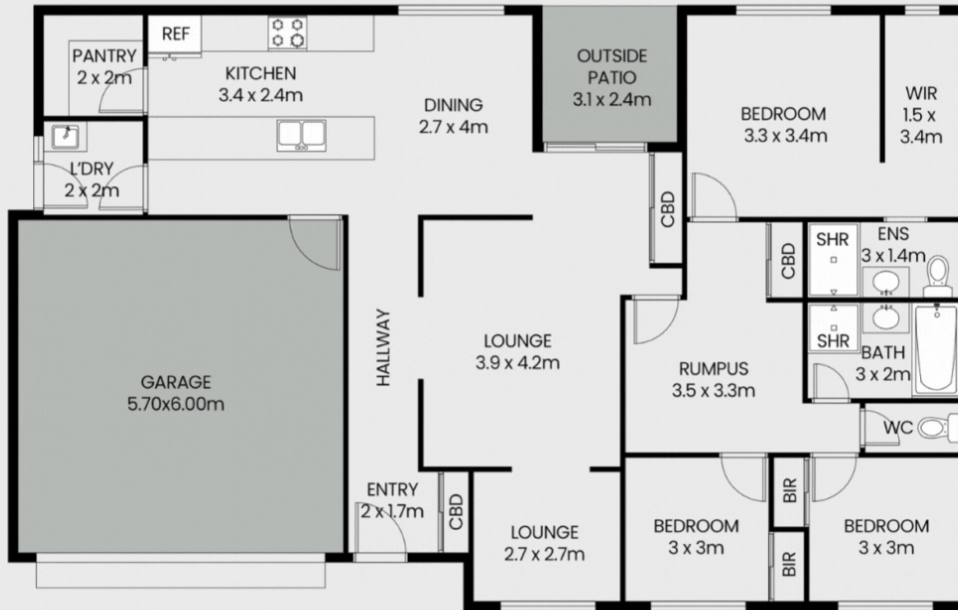
195 Main Street, BAIRNSDALE VIC 3875  
[bairnsdale.ljhooker.com.au](http://bairnsdale.ljhooker.com.au) | [bairnsdale@ljhookerbairnsdale.com.au](mailto:bairnsdale@ljhookerbairnsdale.com.au)



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This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. LJ Hooker gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.



FLOOR PLAN

