

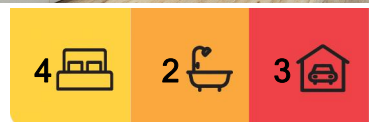
Wallan, 13 Nicholson Street

The Ideal Family Home

Positioned at the end of a quiet, no-through road with no passing traffic, this spacious and feature-packed four-bedroom residence offers the ultimate family lifestyle. Set on a generous 605 sqm allotment, this home combines comfort, functionality, and convenience in a sought-after location close to both primary and secondary schools, sporting facilities, and the local shopping centre.

Inside, you'll find floating timber floors throughout the living areas, with plush carpet in the bedrooms for added comfort. The master bedroom is a true retreat, complete with a walk-in robe and full ensuite, while the remaining three bedrooms all include built-in robes. Ducted gas heating and evaporative cooling ensure year-round climate control.

The large open plan kitchen features an island bench and flows seamlessly into the meals and family area, which opens via double sliding glass doors to the outdoor entertaining space: complete with a built-in BBQ and a 6-8 person spa, ideal for relaxing after work or hosting friends and family. A separate rumpus room offers flexibility as a kids' play area or a peaceful parents' retreat.



For Sale
\$689,000 - \$725,000

View
Sat 5th Jul @ 2:30PM - 3:00PM

Contact
Sally Long
0477 437 281
sally.long@ljhooker.com.au



Disclaimer: 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.

LJ Hooker Broadford | Kilmore
(03) 5784 2558

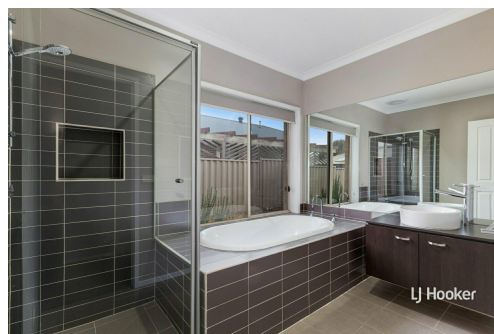
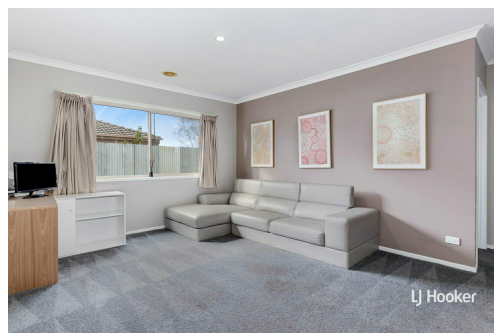
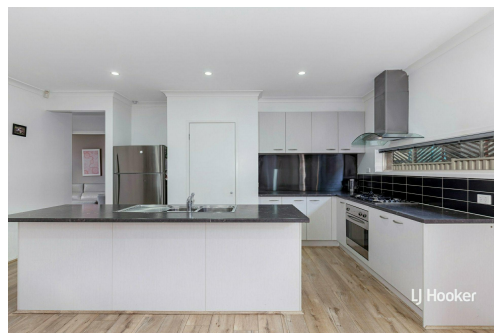
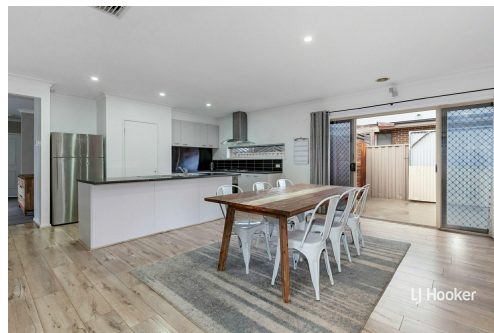
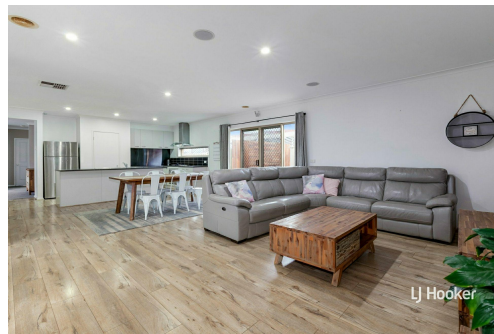
A double garage provides secure internal access to the home, and an additional single drive-through garage adjoining the house is perfect for a trailer, boat, or caravan. The large, level back yard is fully fenced, making it ideal for children and pets. This home ticks every box for the growing family: comfort, space, practicality, and a prime position. Don't miss your chance to inspect 'The Ideal Family Home"! Please call Sally Long on 0477 437 281 with any enquiries.

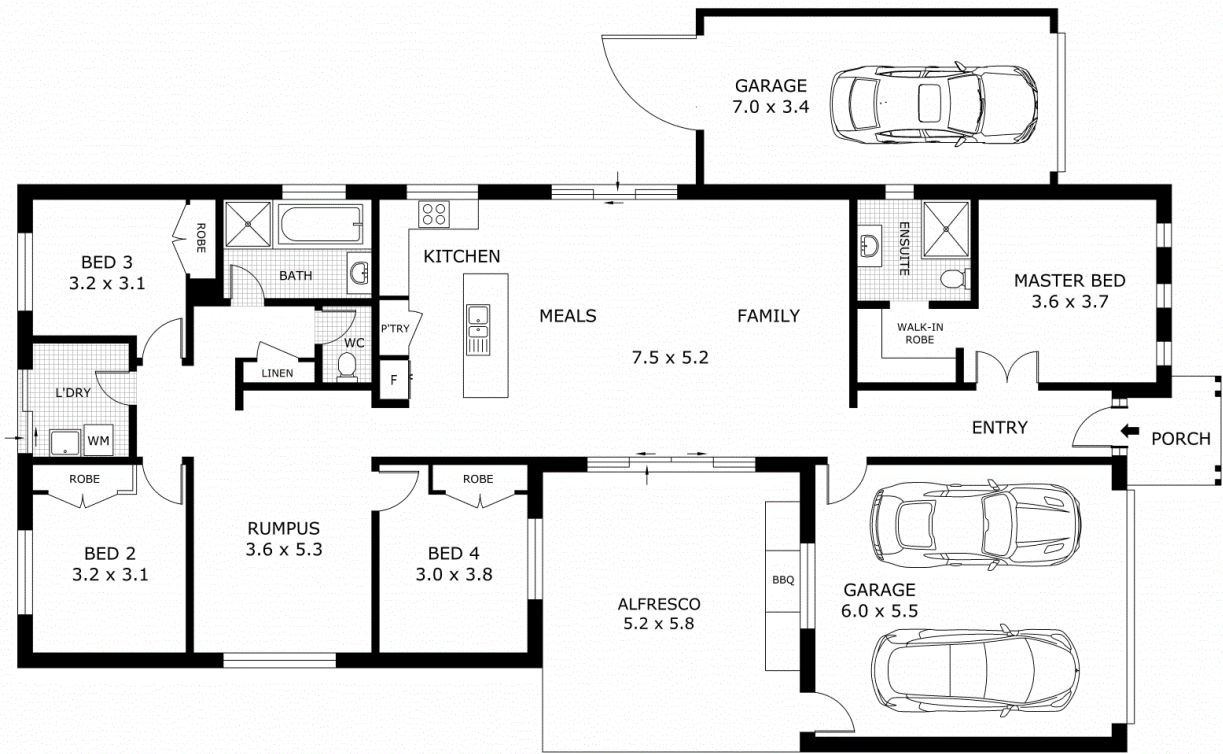
More About this Property

Property ID	7RHHJS
Property Type	House
Land Area	605 m2
Including	Toilets (2)

Sally Long 0477 437 281
 Licensed Real Estate Agent | sally.long@ljhooker.com.au

LJ Hooker Broadford | Kilmore (03) 5784 2558
 1629 Broadford Wandong Road, BROADFORD VIC 3658
broadford.ljhooker.com.au | broadford@ljhooker.com.au





Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

Residence	- 156.2m ²
Porch	- 3.8m ²
Garage	- 56.8m ²
Alfresco	- 30.2m ²
Total	- 247.0m²



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