



Werribee, 43 Purchas Street

A Quality Home Offering Comfort, Space, and Convenience

The Property

Welcome to 43 Purchas Street, Werribee. A beautifully maintained home that combines everyday comfort with lifestyle convenience in one of Werribee's most well-connected and family-friendly pockets. Comprising three bedrooms, a central bathroom and a double carport, this inviting residence sits on a generous allotment and is ideal for first-home buyers, downsizers or investors. With easy access to local schools, lush parklands, shopping precincts, and the picturesque Werribee River walking trails, it offers a relaxed lifestyle just moments from all the essentials.

The Point of Difference

- A welcoming lounge upon entry flows into the open plan kitchen and dining area, all illuminated by large windows throughout. Designed with a neutral colour palette, the layout offers effortless flow between living zones, ideal for both everyday comfort and



For Sale
\$500,000 - \$550,000

View
By Appointment

Contact
Paul Caine
0421 551 051
paul.caine@ljhooker.com.au

Mary Jamal
0451 145 598
mary.jamal@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 Point Cook
(03) 9975 7080

entertaining.

- The modern kitchen features stone benchtops, tiled splash back, premium stainless-steel appliances including a dishwasher, and generous cabinetry providing excellent storage.
- Three well-sized bedrooms each include built-in robes and are serviced by a central bathroom with a full-sized bath, separate shower, and separate toilet.
- Set on a generous 534m2 (approx.) block, the fully fenced backyard offers a private outdoor setting complete with a covered pergola, providing a versatile space for gatherings or quiet enjoyment.
- Additional features include a double carport, two large garden sheds, a separate laundry with linen storage, stunning floating floorboards, quality window furnishings and light fittings throughout, and a split system unit in the living area for year-round comfort.

The Point of Interest

Set in a peaceful street, this prime location offers seamless access to a range of key amenities and lifestyle attractions. Enjoy the tranquility of nearby Werribee River and scenic walking trails, while being just moments from Pacific Werribee Shopping Centre, Village Cinemas, Glen Orden Sports Club, and reliable public transport options. Families will appreciate the convenience and zoning to Wyndham Central Secondary College and Westgrove Primary School, with the popular Werribee Open Range Zoo also not too far away. This is a fantastic opportunity to secure a well-appointed home in one of Werribee's most accessible and sought-after neighbourhoods, ready to move in and enjoy.

Note. All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Any school zoning stated based on www.findmyschool.vic.gov.au as of 02/07/25.

More About this Property

Property ID	2GTMHGH
Property Type	House

Paul Caine 0421 551 051

Director | Licensed Estate Agent | Auctioneer | paul.caine@ljhooker.com.au

Mary Jamal 0451 145 598

Sales Associate | mary.jamal@ljhooker.com.au

LJ Hooker Point Cook (03) 9975 7080

Shop 211, 4 Main Street, POINT COOK VIC 3030

pointcook.ljhooker.com.au | pointcook@ljhooker.com.au



LJ Hooker Point Cook
(03) 9975 7080

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.