



KENNEDY REAL ESTATE



KENNEDY REAL ESTATE



KENNEDY REAL ESTATE



KENNEDY REAL ESTATE

## 12 Anderson Court Yarrowonga VIC

4 2 2

Set in a peaceful court just moments from the shores of Lake Mulwala, this spacious and well-equipped brick home offers the perfect blend of comfort, convenience, and lifestyle. Positioned on a generous 1,048m<sup>2</sup> block (approx.), you're just a short stroll to walking tracks, fishing spots, and the Hogans Road boat ramp, with the Sebel Resort only minutes away.

Enjoy the best of regional living - just 5 minutes to Black Bull Golf Course and 10 minutes to the heart of Yarrowonga, with shops, cafes, schools, and services all within easy reach.

The home features 4 bedrooms, including a master with walk-in robe and ensuite, plus a separate study or 5th bedroom. A light-filled lounge leads to an open-plan kitchen and dining area, where the modern kitchen is fitted with

**Type** : House  
**Price** : \$739,000  
**Land Size** : 1048 sqm  
**View** : <https://www.kennedyrealestate.com.au/8463131>



**Shelly Sage**  
03 5744 1331

[For full version visit the website](https://www.kennedyrealestate.com.au)



**KENNEDY** REAL ESTATE

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.