



For Sale

697 sq. m

26 Saltau Street, Warrnambool

Endless Potential in West Warrnambool

****Expression of Interest close 11th March at 5pm or earlier if sold prior****

Perfectly positioned just minutes from Warrnambool's CBD and within easy reach of both primary and secondary schools, this spacious two-storey residence offers exceptional flexibility for growing families or investors seeking room to move.

Built in 1965 and thoughtfully designed across two levels, the home features six bedrooms and two bathrooms, with each floor offering its own private living space for comfort and convenience. The upper level captures lovely elevated outlooks and is filled with natural light, creating a welcoming space to relax and entertain. The well-appointed kitchen connects seamlessly to a separate dining area.

Ideal for everyday living and hosting guests. Year-round comfort is assured with ducted gas heating and multiple split systems throughout the home plus enjoy a wood fire in formal lounge throughout the winter months.

Set on a substantial allotment of approximately 697m², the property showcases an

**For Sale : EOI Close 13th
March: EPR \$600,000 -
\$660,000**

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established backyard complete with fruit trees, a vegetable garden area and plenty of space for children to play. The large undercover alfresco area featuring a wood fired pizza oven, makes outdoor entertaining effortless.

Additional highlights include a single garage, off-street parking and a versatile layout suited to large or multi-generational families.

This property presents a rare opportunity to secure a substantial, character-filled home in a convenient and family-friendly location. Contact Jeremy today to arrange your inspection – 5564 4555.