



## 1 Breton Street Warrnambool VIC

3 1 2

This centrally located residence features an inviting entrance hall, a separate sitting room, and a kitchen meals area, all showcasing polished hardwood floors. The property comprises three bedrooms with built-in robes and polished timber flooring, a central bathroom, and a laundry, all situated on a compact 598m<sup>2</sup> of prime residential land.

Conveniently located within walking distance of The Warrnambool College, the property is also near a bus stop at the Garden Street corner and the Northpoint Shopping Centre, enhancing accessibility and convenience for residents.

**Type** : House  
**Price** : \$440,000  
**Land Size** : 598 sqm  
**View** : <https://www.falk.com.au/sale/vic/warrnambool-port-fairy/warrnambool/residential/house/8169920>



**David Falk**  
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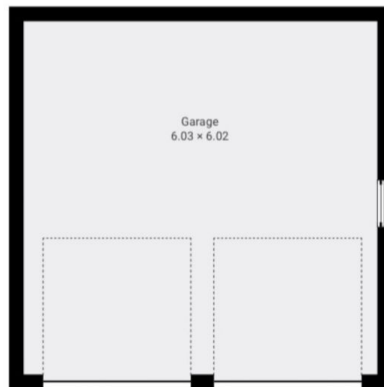


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# 1 Breton Street, Warrnambool

1 Breton Street, 3280 Warrnambool, Victoria, AU  
FLOORS: 1

## ▼ Ground Floor



The measurements provided in this real estate floor plan are intended to serve as a general guide and for marketing purposes only. While every effort has been made to ensure accuracy, these measurements are not intended to be relied upon for any purpose, and should not be considered a guarantee of precise dimensions or square footage.

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