



23 Botanical Avenue WALLAN, VIC



### What About Botanical?

Wilson Partners Kilmore is proud to present 23 Botanical Avenue, Wallan. Superbly situated on approximately 400m<sup>2</sup>, this well maintained home is perfect for a first home buyer, investor or downsizer.

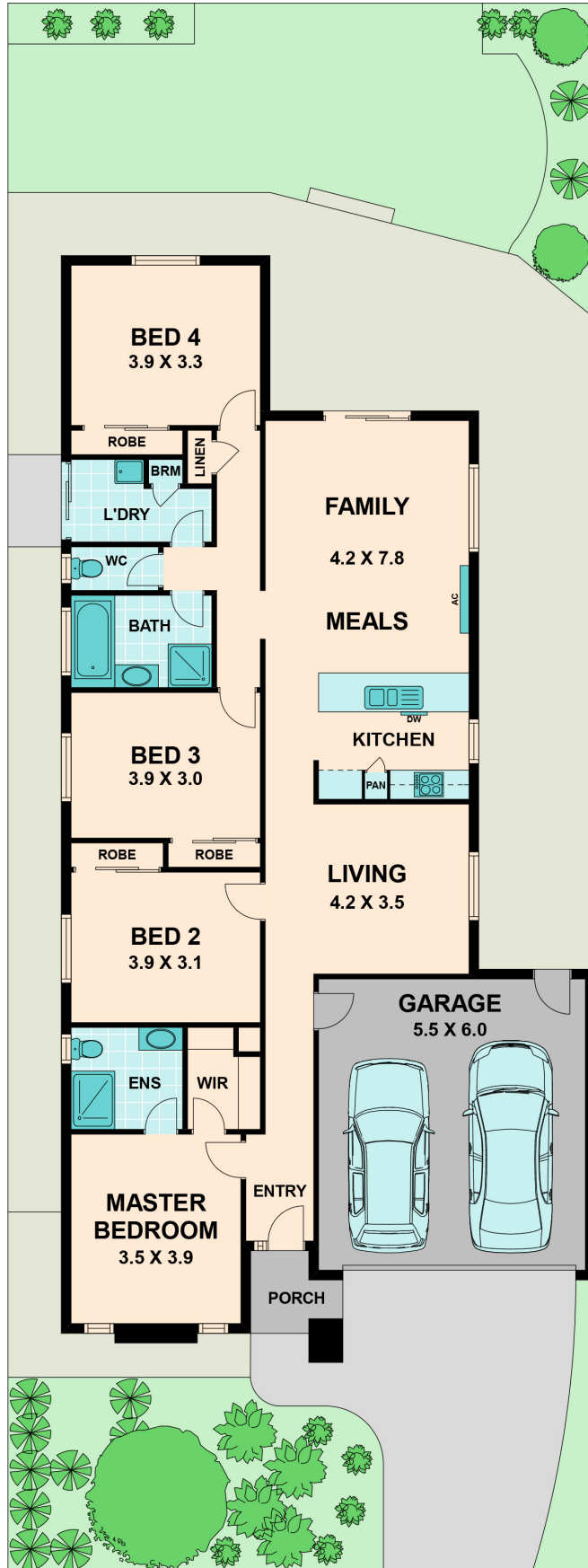
Ideally laid out the home offers four well sized bedrooms, the master complete with walk in robe and ensuite. An open plan kitchen/dining/living area and an additional lounge room towards the front of the property.

The property is directly adjacent to the Botanical Avenue Reserve, perfect for the whole family to enjoy.

Additional features include, ducted heating, split system and double garage.

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