



## 4 Melville Avenue NEWTOWN VIC

3 2 2

Located close to the Geelong College Primary School and Queens Park is this delightful 3 bedroom plus study home. The formal lounge, main bedroom and study all have commanding views over the Barwon River and need to be seen to be believed. Other features include spacious family room, fully equipped kitchen, dining, ducted heating and cooling, vac and security systems, ensuite and walk in robes plus undercover outdoor entertaining. The private garden and party room is ideal for the kids while a practical double garage wine cellar and storage room is located downstairs. This home offers a terrific opportunity to purchase in one of Newtown's prime locations.

**Type** : House  
**Land Size** : 733 sqm  
**View** : <https://www.maxwellcollins.com.au/sale/vic/geelong-district/newtown/residential/house/7454960>



**Eugene Carroll**  
 03 5222 4711