

**1/1014 Eyre Street, Ballarat Central, Vic 3350**



**Unit For Sale**

Monday, 3 June 2024

1/1014 Eyre Street, Ballarat Central, Vic 3350

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



James Mangan  
0408986482

**\$399,000 - \$430,000**

Discover the perfect blend of convenience and comfort in this spacious 2-bedroom unit, close to schools, hospitals, the Queen Elizabeth Centre, public transport, the western oval and a short walk from Sturt Street, the perfect opportunity for investors, downsizers or first-home buyers. The kitchen, which overlooks the private front yard, is accompanied by ample storage and bench space. Flowing into a spacious living and dining area, this residence is intelligently designed to seamlessly accommodate relaxation and entertainment. Two generously sized bedrooms, each complete with built-in robes, offer ample storage space. The large bathroom is designed for comfort, featuring an oversized shower with ease of access and a toilet. Enjoy the convenience of a lock-up garage with direct access to the home, providing both security and ease of entry. The property also boasts a charming front yard, perfect for relaxing or entertaining. This well-appointed home features gas and electric appliances, ensuring efficient and reliable energy use throughout the year. Whether you're a first-time buyer, downsizer or investor looking to setup an Airbnb, this unit offers fantastic opportunity to secure a low-maintenance home in the sought-after location of Ballarat Central. Don't miss out on the chance to make this property your own. (Photo ID is Required at all Open For Inspections) At YPA Ballarat "Our Service Will Move You" **DISCLAIMER:** Every precaution has been taken to establish the accuracy of the above information but it does not constitute any representation by the vendor/ agent and agency.