

# 1/3 Colette Court, Canadian, Vic 3350

## House For Sale

Wednesday, 14 February 2024

1/3 Colette Court, Canadian, Vic 3350

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Luke Armistead  
0422422988

**\$479,000**

Nestled amidst serene bush surroundings, this contemporary townhouse redefines quality living. Meticulously crafted by the esteemed BCM Homes, this 4-bedroom residence boasts a modern design and is conveniently located near schools, childcare facilities, scenic walking trails, and lush bush reserves. With easy Western freeway access and mere moments away from Ballarat CBD, this property seamlessly blends tranquillity with urban convenience. The ground floor welcomes you with an open-plan layout, featuring a meticulously fitted kitchen equipped with stainless steel appliances, including a dishwasher. A separate powder room and laundry, conveniently accessible from the double garage, offer ample storage space. Ascend to the upper level to discover four bedrooms and a main bathroom. The generously sized master suite includes a walk-in robe and an ensuite bathroom for added luxury. Designed for effortless, secure living, this townhouse boasts established landscaping, paved pathways, and private yards, all set on a low-maintenance allotment. Priced exceptionally well, this property won't stay on the market for long. Contact Luke today to schedule your viewing appointment and seize this opportunity for sophisticated living. Ballarat's Best-Selling Team