

109 Little Dodds Street, Golden Point, Vic 3350



Sold House

Thursday, 10 August 2023

109 Little Dodds Street, Golden Point, Vic 3350

Bedrooms: 3

Bathrooms: 1

Area: 411 m2

Type: House

\$417,000

Welcome to your new haven of comfort and convenience! Nestled in a prime location, this solid brick gem offers a delightful living experience for families, investors, and anyone seeking an ideal retreat close to the heart of Ballarat. Step inside this charming three-bedroom, one-bathroom residence, and be enchanted by the warmth and character exuding from every corner. The solid brick construction ensures durability and timeless appeal, while the quality updates to the kitchen and stylishly renovated bathroom bring a modern touch to this classic home. The heart of the home is the inviting kitchen, featuring sleek countertops, quality appliances, and ample storage space. Whether you're a seasoned chef or just love to whip up a quick meal, this kitchen will be your culinary sanctuary. Stay comfortable year-round with the split-system heating and cooling, ensuring a pleasant ambiance in every season. Relax in the living area, basking in the cool breeze during summer and enjoying cozy warmth during winter evenings. The low-maintenance block provides the perfect balance between a beautiful outdoor space and easy upkeep. Spend your weekends relaxing on the patio, sipping a cup of coffee, or simply taking in the tranquil surroundings. One of the most enticing features of this property is its proximity to a lovely park and children's playground, just across the street. Imagine the joy and convenience of having a safe and fun space for your kids to play and explore right at your doorstep. Location, location, location! Situated close to the Ballarat CBD, this property offers easy access to shopping centers, restaurants, entertainment, and all essential amenities. Commuting to work or exploring the vibrant city has never been easier. With its attractive features and prime location, this property is not only an ideal first home for a growing family but also a fantastic investment opportunity. Consider the potential for Airbnb hosting, benefiting from Ballarat's ever-growing tourist appeal. Key features: *Solid brick construction, timeless appeal* Three bedrooms and one bathroom for comfortable living* Updated kitchen with modern amenities* Split-system heating and cooling for year-round comfort* Low-maintenance block, perfect for busy lifestyles* Opposite a park and children's playground for added enjoyment* Close proximity to Ballarat CBD and essential amenities* Ideal for first homebuyers, investors, or Airbnb potential Don't miss the chance to make this delightful property yours! Embrace the perfect blend of convenience, comfort, and opportunity. Whether you're starting a new chapter or looking for a wise investment, arrange your private viewing today and secure this fantastic piece of Ballarat living!