

**11 Rice Street, Ballarat East, Vic 3350**



**House For Sale**

Thursday, 29 February 2024

**11 Rice Street, Ballarat East, Vic 3350**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 6**

**Type: House**



Blaise Newnham

0423175643

**\$440,000 - \$460,000**

Situated a short drive to shops, schools and the CBD on a large allotment 547m<sup>2</sup> approx. This home offers 3 large bedrooms, front living room, well-appointed main bathroom and split system heating and cooling. The real star of the show is the exceptional shedding, capable of storing caravans or boats under the carport section and big enough to store 4 cars in the lock up Colourbond garage. This neat family home is a great starting point for those wishing to get into the market and should call Blaise Newnham today 0423 175 643.