

1106a Eyre Street, Newington, Vic 3350



House For Sale

Thursday, 16 November 2023

1106a Eyre Street, Newington, Vic 3350

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 512 m2

Type: House



Mark Williams
0418363633



Tracey Holmes
0407825045

Auction \$675,000 - \$725,000

Welcome to 1106A Eyre Street, Newington - a timeless Federation masterpiece that seamlessly blends old-world charm with modern elegance. This meticulously renovated home invites you into a world of classic sophistication, where original features harmonize with contemporary comforts. This residence is more than a house; it's a living canvas of character and charm. Nestled in the coveted pocket of Newington, you'll find yourself within strolling distance of Ballarat's finest schools, hospitals, Lake Wendouree, the city, and charming cafes. As you step through the front door, be captivated by the grandeur of the pressed metal ceilings, polished Baltic pine flooring, leadlight windows and stained glass that tell tales of a bygone era, adding a touch of artistic beauty to the entire home. The formal lounge, graced by a gas log fire, provides the perfect setting for intimate gatherings or peaceful evenings. High 13' ceilings with deep skirting boards and ornate ceiling roses contribute to the overall elegance, while gas central heating ensures year-round comfort. For those who appreciate the outdoors, an alfresco dining area beckons, complete with all-weather blinds that allow you to enjoy the ambiance in any season. The private rear yard boasts established trees and a delightful cottage garden, providing a serene retreat. There's even room to extend or build up, accommodating the needs of growing families. The practicality of daily life is seamlessly integrated, with a double carport featuring roller doors that secure the rear of the property. This home is not just a dwelling; it's a haven where heritage meets modernity, offering a lifestyle of comfort, convenience, and enduring beauty. 1106A Eyre Street is not just a residence; it's an embodiment of the rich history and timeless elegance that defines Newington's tightly held community. Immerse yourself in the charm, luxury, and convenience that this Federation gem has to offer. Your new chapter begins here.