

**19 Peridot Way, Alfredton, Vic 3350**



**House For Sale**

Thursday, 22 February 2024

19 Peridot Way, Alfredton, Vic 3350

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 324 m2**

**Type: House**



Daniel Nestor  
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Narelle Smith  
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**\$495,000 - \$510,000**

Situated in a premium Alfredton location just a short walk from playgrounds, parklands and multiple highly credentialed schools - this high quality home features upgrades in all the areas you desire. • Simplify your life in style in this near new home on its own title. • A free flowing floorplan featuring your master bedroom at the front of the home with four doors of built in robes and an ensuite bathroom. • A further two bedrooms off the rear hallways are separated by the family bathroom and laundry. Both bedrooms feature built in robes. • The bathroom and ensuite boast bright white colour schemes and Caesarstone benchtops. • The central open plan kitchen/dining/living space forms the central hub of the home. You'll appreciate stone benchtops, quality stainless steel appliances and sleek joinery lines. • Sliding door access out to the paved alfresco entertaining space and the low maintenance side yard. • There is gas central heating and evaporative cooling throughout the home. • A short walk to nearby parklands. • Public transport off Cuthberts Road. A short drive to Coltman Plaza Lucas. Easy nearby access onto the Western Freeway off the ring road. • 4km from St Patricks College, Loreto College and Ballarat & Clarendon College precinct. • St Thomas More, Alfredton Primary, Lucas Primary and Siena are all a couple of minutes drive away. • Currently leased at \$420 per week with vacant possession available.