

**20 Butler Street, Lucas, Vic 3350**



**House For Sale**

Wednesday, 27 March 2024

20 Butler Street, Lucas, Vic 3350

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 512 m2**

**Type: House**



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**\$689,000**

20 BUTLER STREET, LUCAS Located in popular Lucas within walking distance to Grange Park is this brand-new home built by the reputable GJ Gardner Homes team. The open plan kitchen/meals/living area features 900mm cooking appliances, a dishwasher, stone bench-top incorporating a breakfast bench, and a generous walk-in pantry. Glass double doors lead you outside from the main living zone to the undercover alfresco area overlooking the low maintenance and fully landscaped yard. A spacious second/formal living area, plus an additional kids' retreat/third living area, complement the layout. The master bedroom boasts a walk-in robe and sophisticated ensuite with stone finishes, a walk-in shower, floor-to-ceiling wall tiles, and a toilet. The remaining three bedrooms are all generously sized with built-in robes, while the main bathroom features a semi-freestanding bath, vanity, walk-in shower, and a separate toilet. Further features of this sensational brand-new home include a large laundry, ample storage, central heating, and evaporative cooling. High ceilings add to the spacious feel, and there's a double lock-up garage with direct access and remote control. Set on a low maintenance 512m<sup>2</sup> (approx.) allotment with easy access to the Lucas Town Centre, local schools, within the Ballarat High School zone, and for those needing to commute to Melbourne, it offers easy access to the Western Highway via the Ring Road.