

204 Ascot Street South, Ballarat Central, Vic 3350

BALLARAT
PROPERTY AGENTS

House For Sale

Friday, 3 November 2023

204 Ascot Street South, Ballarat Central, Vic 3350

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 338 m²

Type: House

\$610,000 - \$620,000

Perfectly situated just two blocks away from Sturt Street, this charming 3-bedroom semi-detached Art Deco home offers both character and a fantastic location. Within a mere 2-minute walk to the Queen Elizabeth Centre and a 14-minute stroll to the Ballarat Base Hospital, this property is ideal for those looking to be close to medical centers, schools, cafes, and the vibrant Ballarat CBD. As you step in, you'll immediately notice the attention to detail, from the wide entrance to the polished floorboards, high ceilings, and exquisite cornices that guide you through the home. The light-filled living room, complete with a featured fireplace and double doors, offers a spacious and welcoming atmosphere. The house consists of three generous bedrooms, two of which feature built-in robes, while the third could serve as a formal dining room if desired. The well-appointed family bathroom offers a roomy fully screened shower above a corner spa bath, along with a toilet and single vanity. The functional kitchen is filled with natural light and overlooks the rear courtyard. It's equipped with ample storage, a freestanding oven, dishwasher, and a double sink. To keep you cozy during Ballarat's chilly weather, hydronic heating is conveniently positioned throughout the home. The fully fenced and secure rear courtyard is low maintenance and includes a garden shed. You'll also find established gardens and a single carport with an automatic roller door accessible from Eyre Street, all on an allotment of approximately 338m². Properties like this one tend to be in high demand, so don't wait! Call today to schedule a private inspection.