

# 23 Latitude Court, Ballarat East, Vic 3350

## House For Sale

Friday, 19 April 2024

23 Latitude Court, Ballarat East, Vic 3350

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Richard Stacey  
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**\$395,000**

Introducing a sophisticated opportunity nestled in the highly sought-after suburb of Ballarat East, conveniently located on the Melbourne side of Ballarat. This modern two-bedroom townhouse embodies contemporary living with a thoughtful design that caters to the needs of discerning individuals, making it an ideal choice for downsizers, investors, or first home buyers.

**Spacious Open Plan Living:** Experience the epitome of modern living with a generously sized open plan kitchen and living area. This versatile space is perfect for entertaining guests, family gatherings, or simply relaxing in style.

**Master Bedroom Retreat:** The master bedroom boasts luxury and convenience with a spacious walk-in robe and two-way access to the main bathroom. This thoughtful design enhances both comfort and functionality.

**Efficient Gas Central Heating:** Stay cozy and warm throughout the colder months with efficient gas central heating, ensuring a comfortable living environment year-round.

**Single Lock-Up Garage with Internal Access:** Your convenience is our priority - benefit from a single lock-up garage with direct internal access to the home. This feature not only adds an extra layer of security but also enhances the ease of everyday living.

**Low Maintenance Rear Yard:** Embrace a low-maintenance lifestyle with a well-appointed rear yard, providing the perfect balance between outdoor enjoyment and minimal upkeep.

This property presents an exceptional opportunity for those seeking a modern and convenient living experience in a prime location. Whether you're looking to downsize, invest, or make your first home purchase, this two-bedroom townhouse in Ballarat East is designed to meet your lifestyle needs. To arrange a private viewing or for more information, please contact the agent today.

Ballarat's Best-Selling Team