

**27 Spalding Street, Ararat, Vic 3377**



**House For Sale**

Saturday, 13 April 2024

27 Spalding Street, Ararat, Vic 3377

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 901 m2**

**Type: House**



David Jennings  
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**\$600,000 - \$660,000**

This 4-bedroom brick home is set on an approx 910 sqm block in the desired and sought-after west end. Step through the towering front gates and you will be pleasantly surprised as to what is on offer, privacy, seclusion, and fun for the whole family. This solid brick home has four bedrooms, three of them having B.I.R's and the master bedroom with en-suite. The lounge has a lovely north-facing aspect, room for dining, combustion wood heating, and split system heating/cooling for year-round comfort. The kitchen is a central hub connecting to the second living area and outdoor alfresco, and features an electric wall oven, electric cooktop, and dishwasher. The bathroom is well located to the bedrooms and offers a separate shower and bath, vanity, and a separate toilet, while the laundry offers loads of storage. A wonderful feature is the alfresco area that can be utilised all year round with remote shutters that weatherproof the area and can also be operated to let the natural sunlight in, perfect for relaxing in the hot tub. Other features are the salt-chlorinated inground solar heated pool, paved pool area, double lock up garage, gazebo, 24 solar panels, secure low maintenance rear yard, rustic man cave, good fencing and 2 garden sheds. This property is currently rented out at \$575 per week until July 2024. Act now on this fabulous home to either move in or continue leasing out.