

**3/519 Bond Street, Golden Point, Vic 3350**



**Townhouse For Sale**

Monday, 15 April 2024

3/519 Bond Street, Golden Point, Vic 3350

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 264 m2**

**Type: Townhouse**



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**\$425,000 - \$450,000**

Welcoming to the market is this immaculate 2-bedroom unit at the rear of a small complex of 3 offering convenience and comfort in a prime location. Nestled within walking distance to the bustling Ballarat CBD, supermarkets, and the train station, this property presents an ideal blend of urban living and tranquillity. Upon entry, you're greeted by a formal front living area, providing a welcoming space to entertain guests or unwind after a long day. The master bedroom boasts a walk-in robe, offering ample storage space and granting easy access to the two-way central bathroom, complete with a separate toilet for added convenience. Other features include a separate laundry and single lock up garage with internal access and room for storage. The second bedroom features built-in robes, providing functionality and organisation. The open plan kitchen, meals, and living area create a seamless flow throughout the home, ideal for both everyday living and hosting gatherings. The kitchen is well-appointed, offering modern amenities and ample storage, ensuring cooking and dining are a delight. Step outside to discover a good-sized courtyard with undercover alfresco perfect for outdoor entertaining, relaxation, or gardening activities. This outdoor space provides additional storage and potential for green-thumbed enthusiasts to create their own little oasis. This is an excellent opportunity for those seeking a low-maintenance lifestyle in a sought-after location. Whether you're a first-time buyer, downsizer, or investor, this property ticks all the boxes. Don't miss your chance to make this wonderful unit your new home.