

**32 Joseph Street, Ballarat East, Vic 3350**



**House For Sale**

Friday, 2 February 2024

32 Joseph Street, Ballarat East, Vic 3350

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 349 m2**

**Type: House**



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**\$595,000 - \$625,000**

Welcome to this charming haven that seamlessly blends modern comfort with timeless cottage appeal. Located in a peaceful neighbourhood, this property offers a prime location just a short drive away from the heart of Ballarat CBD, residents enjoy the perfect balance of serenity and accessibility. Step into the heart of this delightful residence and discover an open-plan living, kitchen, and dining area. The fully renovated space exudes a sense of modern elegance while maintaining the classic charm of a cute weatherboard cottage. The kitchen is complete with an electric cooktop, oven, double sink, sleek countertops and contemporary appliances. Entertaining is a delight in the spacious living and dining area, where the seamless flow of the layout makes entertaining friends and family easy. The home features three bedrooms, each complete with built-in robes for ample storage. The master is of king-size and is complete with a generously sized ensuite. Two well-appointed bathrooms, including the master ensuite, cater to the needs of the household. The meticulous attention to detail in the renovations ensures a harmonious blend of form and function throughout. Step outside into the enchanting outdoor area, complete with a convenient carport and a designated fire pit area, perfect for entertaining. Other features of the home include three split systems throughout, a 6.6kw solar system, fully insulated throughout, CCTV, remote entry, alarm system and a water tank. This residence at 32 Joseph Street is not just a home; it's a lifestyle. Whether you're seeking a family haven or considering a AirBnB venture, this property caters to your every need. Don't miss the opportunity to make this charming retreat your own. Contact us today for a private viewing and experience the magic of 32 Joseph Street, Ballarat East.