

604 Landsborough Street, Ballarat North, Vic 3350



Sold House

Monday, 14 August 2023

604 Landsborough Street, Ballarat North, Vic 3350

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 902 m2

Type: House



Tim Veal

0419561915

\$715,000

Get ready to be amazed! This stunning family home is a true work-of-art, offering tasteful creative vision, efficiency and horticultural flare with private gardens, and outdoor spaces. Located in a desirable Ballarat North pocket, this property is a short walk to schools, shopping, sporting facilities, public transport, and a short drive to Ballarat CBD. Nestled on a large allotment of approx. 902m² the home provides privacy and serenity indoors, dynamic interior colours, and unique decor features creating a charming paradise. The energy efficiency of the home provides a dramatic reduction in the cost of living with a 5.6kw solar system, Earthwool wall and ceiling insulation, double-glazing, insulated flooring, Viridian low-e Smartglass to bedrooms, designer lined roman blinds and dreamy privacy sheers. The northern aspect of the living and kitchen spaces, capture winter sun for passive solar heating with efficient gas central heating providing comfort during the coldest winter months. A reverse-cycle unit acts as an optional solar-powered heater or air conditioner during those sweltering summer days. The open-plan kitchen/living/meals allow for integrated family time whilst multi-tasking or entertaining. Incredibly well-appointed, the kitchen features a double oven with double grill function, a quality 4x plate adjustable DeLonghi induction cooktop, abundant storage, a 3-way filtered drinking water faucet, and a large breakfast bar with stone benchtops. Adjacent is the beautiful living space, fitted-out office for two (inc. ethernet super-fast 200mbps+ cable broadband) and euro-style laundry. The large Master offers large BIR's with custom internal cabinetry while the additional two bedrooms also provide great custom BIR's. Close by is a huge family bathroom comprising a double-basin vanity, free-standing bath, rain shower, and toilet, completing the floaty interiors. The gardens are a verdant vision from the office and family room, creating a green entertaining canopy complete with a dining pavilion, fire pit with seating, and multiple outdoor entertaining zones. The gardens feature a food forest of apple trees, citrus and olives and vegetable gardens that work symbiotically with urban ornamentals and a chicken coop. A large double-car garage to the rear provides additional space that is lined and provides a separate toilet and basin. This incredible property simply must be inspected to be fully appreciated. Do not miss out on this wonderful opportunity to secure a gorgeous home that will truly impress.