

7 Claxton Street, Ballarat Central, Vic 3350



Sold House

Thursday, 19 October 2023

7 Claxton Street, Ballarat Central, Vic 3350

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 410 m2

Type: House



Tony Zelencich
0353000000

\$555,000

Filled with charm and character is this beautifully positioned Victorian residence enjoying a central location, with everything that Ballarat has to offer at your doorstep. • Upon entering this original home, you will be captivated by the warmth and ambience of the period features this home has to offer with high ceilings, ornate cornicing and original floorboards. • Comprising of three bedrooms, two of which have built in wardrobes, • Ensure comfort all year round with a reverse cycle split system. • The kitchen / meals area is well equipped has ample cupboard and bench space, pantry, gas cooking appliances, and dishwasher. • The bathroom is well positioned and offers shower over bath, vanity and separate toilet. • Step through the back door in which you are greeted with a well looked after rear yard with fantastic shedding as well as a sheltered decked entertaining area. • This home will prove to be extremely popular for the first home buyer looking to secure a property in a very tightly held locale or investors looking to add that stress free home to the portfolio with an estimated rental return of \$470 per week. • Car accommodation is well catered for with off street parking for two vehicles. through the undercover carport as well as additional space with further shedding which could be used to house further vehicles. • The location here is superb, we are moments away to supermarkets, Webster Street cafe, specialty shops, chemists, medical facilities and being only minutes to the Ballarat CBD this is a wonderful location to lead a desirable lifestyle. • Commuting is also made easy being only a 5 minute walk to the Ballarat Train Station. • Incredibly presented inside and out, your inspection will not disappoint, contact Tony to arrange your own private inspection.