

# 894 Ballarat Road, Deer Park, Vic 3023

West Realty

## House For Sale

Tuesday, 23 January 2024

894 Ballarat Road, Deer Park, Vic 3023

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 8**

**Type: House**



Nathan Hunt  
0393611883



Samuel Spiteri  
0393611883

**\$680,000-\$740,000**

Harcourts West proudly presents this recently renovated home which boasts flexibility & functionality with ample off street parking. Conveniently located near all amenities the area has to offer including Deer Park Station, Coles Derrimut Village, schools, restaurants, parks, public transport, shops, and major freeways. With recent removals of railway crossings at Robinson Road & Station Rd, the area's more accessible meaning property values will continue to increase, making this an opportune time to invest!\* Offering the perfect opportunity for a large or expanding/extended family, investor & those looking to downsize!\* Main residence comprising 4 bedrooms with built in robes.\* Front formal lounge.\* Spotless, well appointed kitchen with stone bench tops, SS gas oven with gas hotplates, rangehood & tiled splashback.\* Adjoining dining/meals area.\* Separate rumpus/retreat.\* Spotless updated central bathroom with floor to ceiling tiles.\* Generous laundry with bench & cupboard space.\* Outside offers a low maintenance backyard with extensive concreting for ample off street parking with shed.\* Double remote carport with drive-thru access for boats, caravans & trailers.\* 2nd residence/unit offers 2 bedrooms with built in robes, updated kitchen with glass splash back, SS oven with gas cook top, bathroom with floor to ceiling tiles & open family room with split system.\* Private decked pergola & entertaining area with sink, perfect for outdoor dining.\* Featuring; Solar power, roller shutters, evaporative cooling, split system, alarm, floorboards, downlights & so much more.\* For any further information or to organise an inspection, please contact Nathan Hunt on 0409853503. **DISCLAIMER:** Every precaution has been taken to establish the accuracy of the above information but it does not constitute any representation by the vendor or agent. It's also recommended to do your due diligence.\*\*\* COVID-19 Announcement \*\*\*Once suitable & available, if you're attending an inspection, we request that you only attend if you are fit and healthy to do so and not under any self-isolation conditions. We request that you maintain a healthy distance from anyone attending the inspection. Lastly, please refrain from touching items/fixtures and doors within the properties. If you would like to view something in particular, please request the agent's assistance. Thank you.