

**7 Davey St, Ballarat Central, VIC, 3350**

FLETCHERS

**House For Sale**

Friday, 30 August 2024

7 Davey St, Ballarat Central, VIC, 3350

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Jason Ingram

## **Stylish and Comfortable - Central City Location**

Welcome to 7 Davey Street, Ballarat Central - a fantastic period home set in the heart of the city. Whether you're seeking a family residence or an investment opportunity, this property offers both style and convenience in an unbeatable location.

Featuring three spacious bedrooms, two well-appointed bathrooms, and two living areas, this home is perfectly suited to modern living. The large kitchen is equipped with top-tier appliances, catering to all your culinary needs, while the formal lounge at the front of the house provides an elegant space for relaxation.

Year-round comfort is guaranteed with split system air conditioners in the master bedroom and family room, complemented by gas log fires in both living areas. The home retains its original period charm with ornate timber mantles, while benefiting from thoughtful modern updates.

Step outside to find a timber deck and covered pergola, perfect for entertaining, overlooking a low-maintenance courtyard. Additional features include a lockable shed for storage and a remote roller door leading to the carport.

Situated just 150 meters from one of Victoria's top-rated schools, 450 meters from the train station, and 900 meters from Lake Wendouree, this home is ideally positioned to take full advantage of Ballarat's thriving growth. With the CBD, hospitals, cafes, and shops just a short walk away, the lifestyle opportunities here are exceptional.

Don't miss this rare opportunity to lease a stunning home in a prime central location. Contact us today to arrange a viewing.