

9 Smith Street, Newington, Vic 3350



House For Sale

Thursday, 11 January 2024

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Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 526 m2

Type: House



Damian Larkin
0417088755

\$595,000 - \$650,000

Situated within walking distance to some of Ballarat's finest private schools, Victoria Park & Lake Wendouree is this hidden gem in a quiet street within the popular suburb of Newington. This simply stunning, tastefully updated 3 bedroom executive property is presented with style and panache both inside and out. The 3 light filled bedrooms are of a generous size with the main bedroom capturing the winter sun. The charming living room with art deco period features and timber flooring creates a warm and romantic atmosphere with a cosy open fireplace. The intimate sitting room opens onto the rear resort style deck, barbeque and Asian garden area. The kitchen includes plenty of bench space with quality appliances which is adjacent to the meals area. The bathroom consists of a large spa bath, separate shower all overlooking the rear garden courtyard. There is a European style laundry. Creature comforts include split system air conditioning, gas heating, open fire, quality window coverings and furnishings. A double lock up garage, wood shed, covered barbecue area, and extensive timber decking compliments this amazing entertainers delight. This property is low maintenance and won't last long.