



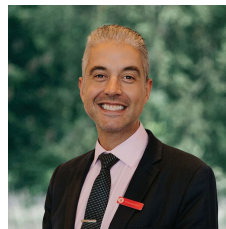
38 Wattle Avenue Wendouree VIC

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Situated in a sought-after location in Wendouree with easy access to popular schools, public transport and a short drive to the Western Hwy / Stockland Wendouree and Ballarat CBD is this 8-year-old (approx.) home that will suit the growing family, investor or first home buyer. The home comprises of three good sized bedrooms all with built in robes and easy access to the centrally located bathroom and separate toilet. The home boasts a generous family room a well-appointed kitchen that has an electric oven and quality 600mm gas hot plate with the kitchen overlooking the large open plan dining and living. The home is kept warm in the cooler months by ducted gas heating. There is plenty of natural light with the large sliding door leading from the living room opening up and exposing the large outdoor area. This property offers the added bonus of a large backya ...

Price : \$ 470,000

View : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/wendouree/residential/house/6788557>



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This plan is for illustrative purposes only, floor plan proportions and scale are approximate. Plan prepared by PLP Ballarat © 2021 for Ballarat Real Estate.



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