



### 253 Albert Street Sebastopol VIC

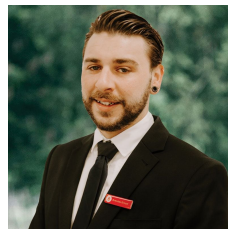
3 1 1

Situated close to shops, schools, local café and a short drive to amenities is this impressive spacious home which is sure to surprise. The home offers three generous bedrooms, a formal living room and a second lounge. You will find new floor coverings, refurbished bathroom, split system and a modern kitchen, featuring gas cook top and stainless steel dishwasher are among the long list of updated features. A rare opportunity to secure a large allotment of approx. 655m2 with garage and garden shed and potential for an extension or subdivision (STCA). Currently tenanted and returning \$340 per week.

TH2403

**Price** : \$ 370,000

**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/sebastopol/residential/house/6956603>



**Brendan Elliott**

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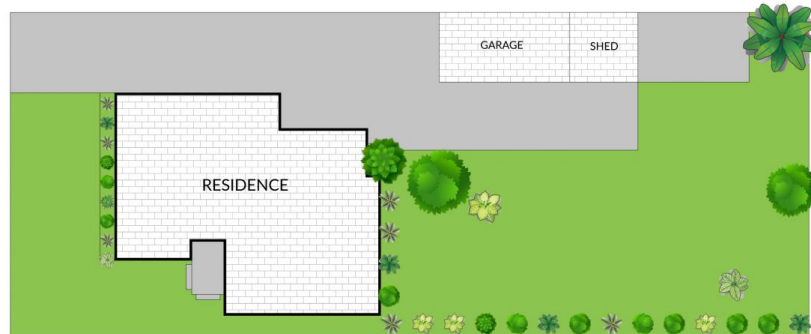
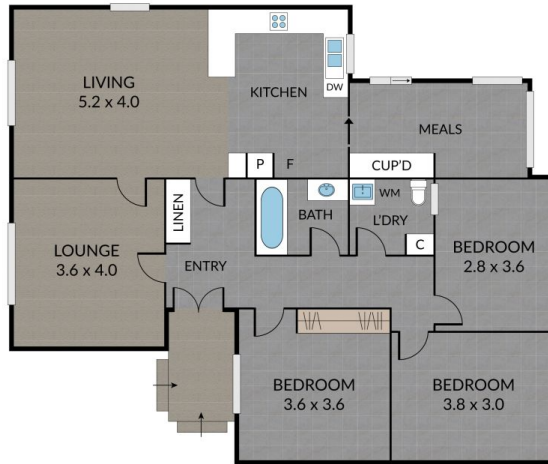
Internal 114m<sup>2</sup> External 541m<sup>2</sup> Total 655m<sup>2</sup>

253 Albert Street, **Sebastopol**



NORTH

3 x 1 x 1 x



**NOTE:** Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.