



### 47 Church Street Mount Egerton VIC

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Situated on a large allotment with the added bonus of licence government land next door, this impressive allotment will give you all the flexibility you have ever wanted. This home is a stone's throw from the local Mt Egerton Primary School situated on the other side of the road. This elevated home has more than meets the eye with stunning fixtures and fittings throughout, this large 3 bedroom home will leave all feeling like royalty with the front room currently supporting a super king bed. The master bedroom is at the rear with impressive floor to ceiling built in robes and easy access to the central family bathroom with and separate shower. The large open plan living meals and kitchen area won't disappoint with added European laundry, fresh paint throughout with the added bonus of beautiful bamboo flooring, split system heating and cooling with a large wo ...

**Price** : \$ 600,000  
**Land Size** : 1579 sqm  
**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/mount-egerton/residential/house/7010472>



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