



## 1 Nijams Road Magpie VIC

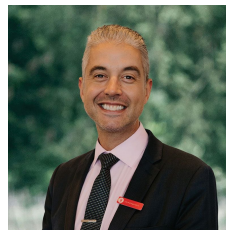
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Located in an extremely tightly held pocket of Magpie around 10 minutes from Ballarat CBD, minutes to Buninyong, schools and local shopping precinct. We offer you a golden opportunity to purchase this fantastic 5 Acre (approx) lifestyle property particularly suited to the buyer who would like the tree change dream with the added bonus of being extremely close to everything Ballarat has to offer. Highlights of this outstanding property are an immaculately presented, five-bedroom or 4-bedroom 2 living family home. The updated kitchen with quality electric oven and cook top will cater for the avid home cook. There is a large gas heater in the lounge and two split systems take care of both heating and cooling. The property includes multiple water fed paddocks with shelters for livestock. Further highlights of this exceptional property are a large shed and worksh ...

**Price** : \$ 790,000

**Land Size** : 5 Acres

**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/magpie/residential/acreagesemirural/7204641>



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This plan is for illustrative purposes only, floor plan proportions and scale are approximate. Plan prepared by PLP Ballarat © 2022 for Ballarat Real Estate.

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