



123A Yarana Drive Mount Helen VIC

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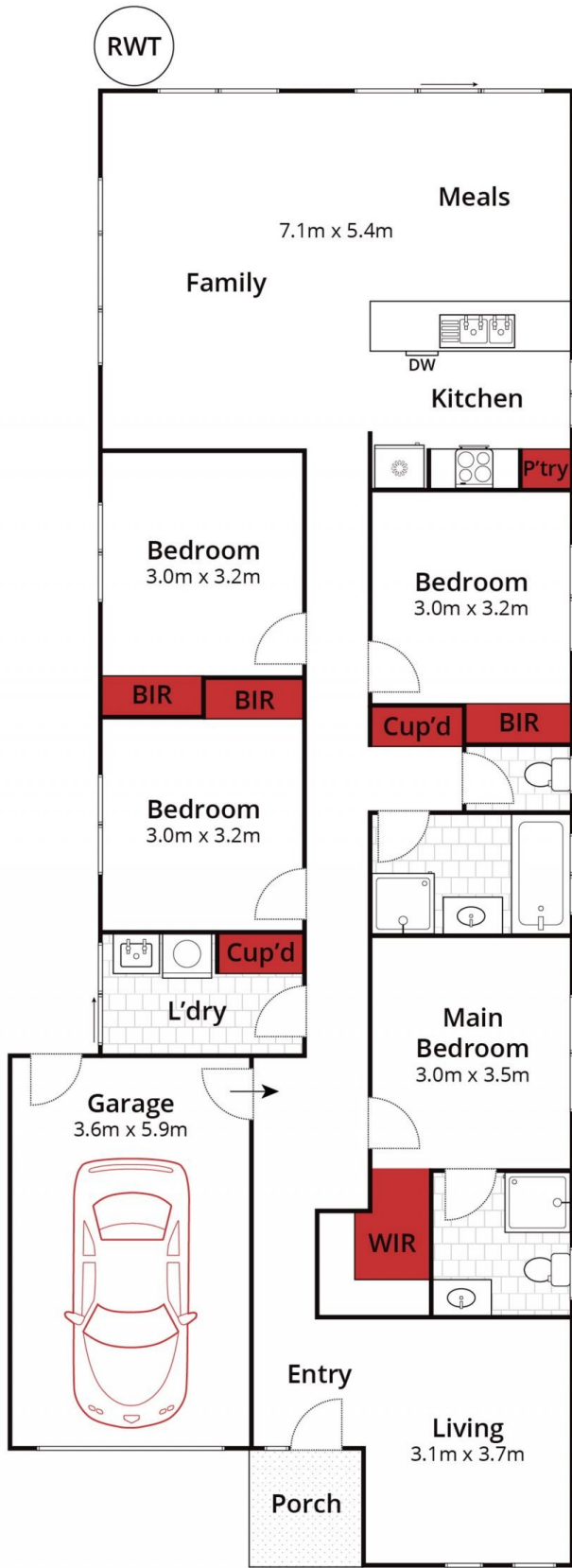
This is your opportunity to purchase a great family home featuring two living areas and so close to FedUni & IBM. The home consists a functional open plan kitchen with stainless steel appliances, gas cooking, electric oven & dishwasher & meals area which opens out onto a low maintenance rear yard with garden shed. Four bedrooms, Master bedroom with ensuite & walk in robe with the three remaining bedrooms with BIR's and serviced by the main bathroom. The home offers year round comfort with central heating & cooling. The final piece to the puzzle is the single lock up garage. Contact Damian Larkin on 0417 088 755 to inspect this home.

Price : \$ 461,000
Building Size : 152 sqm
Land Size : 351 sqm
View : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/mount-helen/residential/house/7349574>

JD1101



Damian Larkin
03 53312233



Approx House Area 161m²
Approx Land Area 350m²



Whilst bwrn.com.au has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.

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