

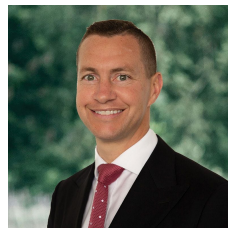


#### 44 Carramar Drive Invermay VIC

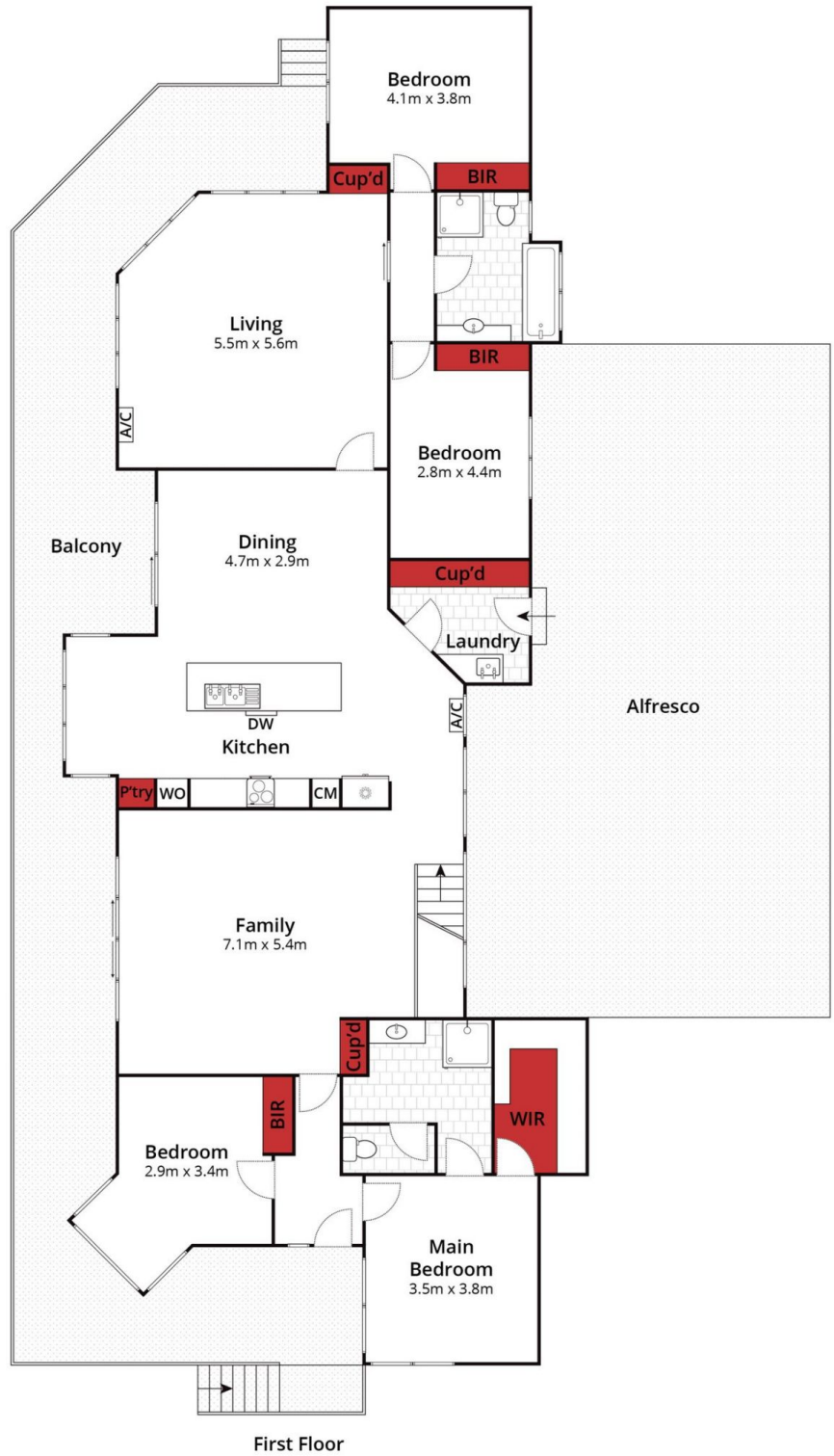
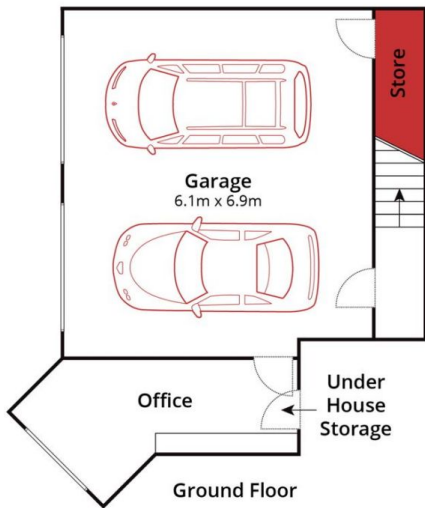
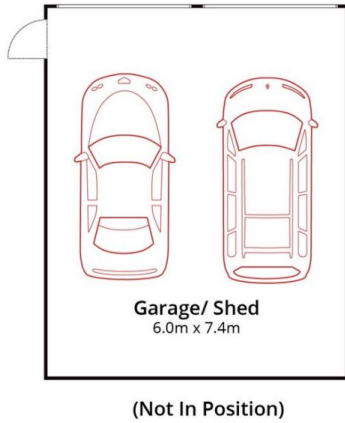
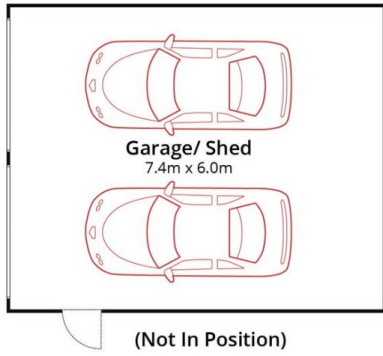
4 2 6

360-degree views with sunrises and sunsets perched high up on 5 acres in a secluded court, welcome to 44 Carramar Drive Invermay. This stunning 4 bedroom, 3 living & 2-bathroom home has been brought back to life with extensive upgrades and additions inside and out. Entering through the auto double gates with a back-to-house alarm system, the home sits proudly on the block. Entry is via the external stairs onto the verandah that wraps around the house or via the DLUG. The central kitchen, living and dining zone is the hub of the home, featuring quality joinery, stone benchtops, European appliances, induction cooktop, built-in coffee machine and pull-out pantry system, and with large windows that carry throughout the home. An adjoining laundry with ample storage offers direct access to the backyard. Two large separate living areas flank either side of the kit ...

**Price** : \$ 1,595,000  
**Land Size** : 20234 sqm  
**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/invermay/residential/house/7368809>



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Approx House Area 267m<sup>2</sup>  
Approx Land Area 21820m<sup>2</sup>  4  2  6

Whilst [bwrn.com.au](http://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.

## 44 Carramar Drive, Invermay

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