



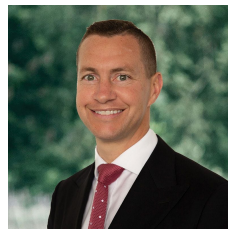
**1/349 Albert Street Sebastopol VIC**

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This brilliant three-bedroom unit is an incredible opportunity for someone looking to downsize or invest in a great location. Situated within walking distance of Sebastopol Primary School, sporting facility, medical centre, library, public transport, multiple food outlets and all the shopping essentials. The property boasts an open plan living/meals and kitchen space fitted with modern appliances. The property features three good sized bedrooms, main with WIR & two way ensuite/ bathroom. BIR's in the remaining bedrooms, a single lock up garage and a secure, enclosed rear yard. Other features include gas central heating, split system for cooling and a separate laundry.

**Price** : \$ 420,000

**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/sebastopol/residential/townhouse/7416478>



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Approx House Area 122m<sup>2</sup>

Approx Land Area 356m<sup>2</sup>



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

**1/349 Albert Street, Sebastopol**

**Ballarat**  
Real Estate

