



235 Rodier Street Ballarat East VIC

3 1 1

Positioned in an highly sought after area is this home ready for a makeover. Location is popular due to it's close proximity to schools, shops, public transport and only minutes to Ballarat Town Centre. Upon entering the home you will be greeted to a generous living space full with natural light and room to move, while the kitchen and dining area is completely separate offering lots of cupboard space. The three bedrooms are all of great size and the home features a stand alone shower and laundry. Outside you will come to find a well presented yard with ample parking space. The backyard has an abundance of space, shedding, rear access and is fully enclosed perfect for kids and pets. Properties in this position with dual access very rarely come along so to avoid missing out on this amazing opportunity contact exclusive listing agent Adam Vranesic 0432 788 733 ...

Price : \$ 360,000

View : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/ballarat-east/residential/house/8042268>



Adam Vranesic
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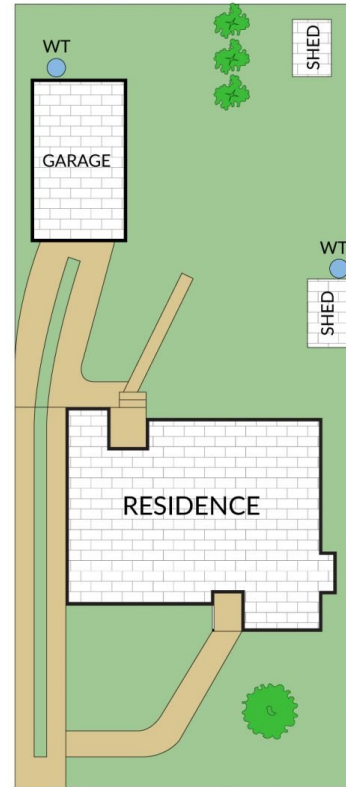
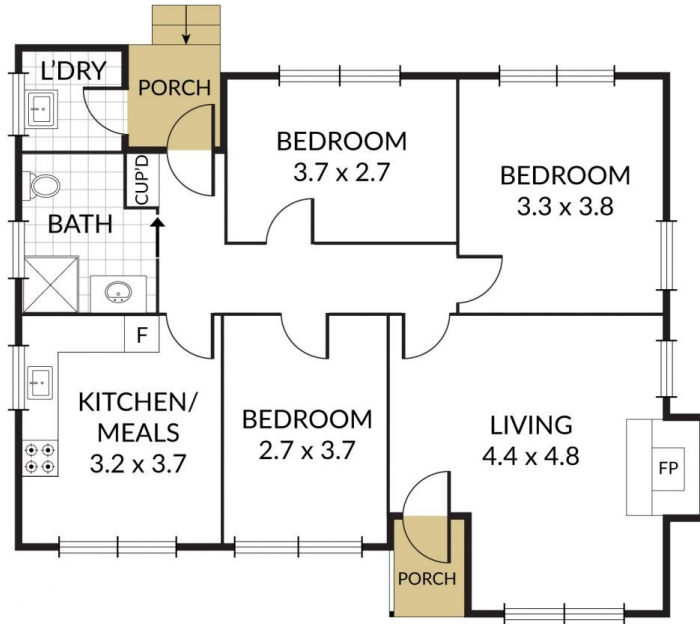
David Morrison
5331 2233
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Internal 83m² External 449m² Total 532m²

235 Rodier Street, **Ballarat East**



3 x 1 x



NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.