



### 62 Park Street Wendouree VIC

3 1 2

This delightful home offers the perfect blend of comfort and convenience, located just a stone's throw away from the Wendouree Shopping Center. Walking distance to Ballarat Grammar and Wendouree Train station. This property boast:

Features include:

? Large lounge: is light filled and carpeted for warmth and comfort.

? Spacious bedrooms: All three bedrooms have built in robes and are well connected to the bathroom

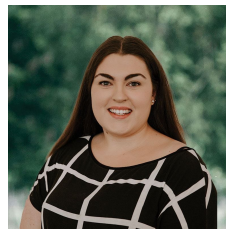
? Central Heating System: Stay warm and cozy throughout the winter with the efficient central heating system.

? Ample Storage: Enjoy plenty of cupboard space and storage cabinets, ensuring a clutter-free living environment.

? Security Garage: Single lock up garage and plenty of further parking space.

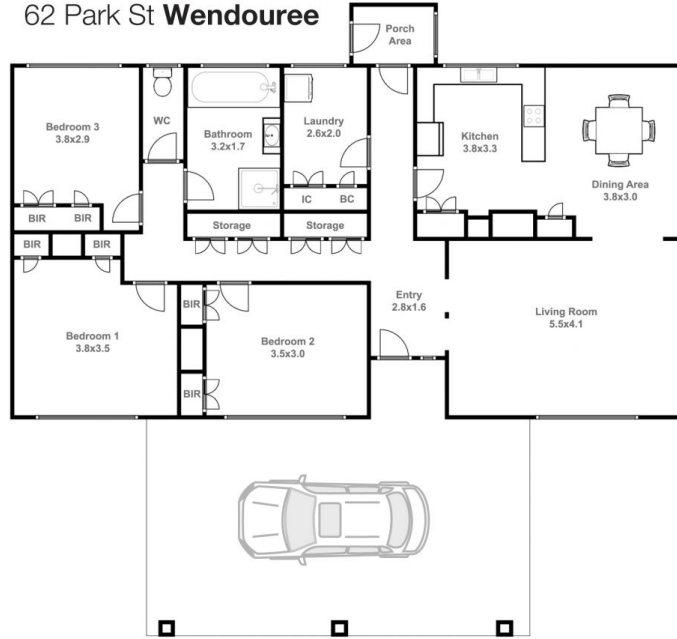
**Land Size** : 720 sqm

**View** : <https://www.ballaratrealestate.com.au/lease/vic/ballarat-western-district/wendouree/residential/house/8070531>



**Izzy Read**  
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62 Park St **Wendouree**



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This plan is for illustrative purposes only, floor plan proportions and scale are approximate. Plan prepared by PLP Ballarat © 2024 for Ballarat Real Estate.