



### 13 Beaston Way Lucas VIC

4 2 2

You will be welcomed by the smart floor plan featuring master bedroom with ensuite and walk in robe while the remaining three bedrooms include built in robes. Complementing the home is the spacious open plan kitchen, meals and living area with stainless steel appliances, dishwasher and split system/ reverse cycle air conditioning ensuring year round comfort. The central modern bathroom includes bath, shower vanity plus separate second toilet.

Further enhancements to the home include central gas heating throughout, direct entry via the double garage, spacious backyard with plenty room for the family and pet/s plus easy access to the ever popular Delacombe & Lucas Town Centre with supermarkets, retail and education.

**View :** <https://www.ballaratrealestate.com.au/lease/vic/ballarat-western-district/lucas/residential/house/8089774>



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