



### 8 Ararat Road Beaufort VIC

4 1 2

Ideally located in the highly sought after location of Beaufort is this good sized and partially upgraded, impressive home ideal for the growing family.

Features of the home include 4 generous bedrooms, 2 with WIR with ample shelving and hanging space, spacious main living area set beside an open plan kitchen meals area with excellent cupboard space, dishwasher and also boasts a walk in pantry. There is a fully renovated bathroom with deep bath, separate toilet, linen cupboard and laundry cupboard space, 2 wood fires plus split system for all year round comfort and each bedroom and lounge area have ceiling fans. Externally on the approx 845 sqm block utilise the massive rear shed, mature gardens and low maintenance block, solid and secure dogs run and just a quick walk in to the shopping area of town. Recently restumped with plenty of work done to the home, ...

**View :** <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/beaufort/residential/house/6939721>



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This plan is for illustrative purposes only, floor plan proportions and scale are approximate. Plan prepared by PLP Ballarat © 2022 for Ballarat Real Estate.



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