



35 Cormorant Grange Winter Valley VIC

4 2 2

Located in the growing and ever popular Winter Valley Rise estate, is this well built family home. This property is well positioned close to nearby park land, and a short drive to DTC and Lucas Town Centre. The property features;

View : <https://www.ballaratrealestate.com.au/lease/vic/ballarat-western-district/winter-valley/residential/house/7625494>

- Large master bedroom with WIR & Ensuite
- Remaining three bedrooms are all fit with BIR
- Large open plan kitchen/living space
- Kitchen is fit with 900ml gas appliances and large WIP
- End of rear hall adjoining the bedrooms is a study nook with floating bench
- Second living at end of entry hall
- Evap cooling throughout
- Central heating throughout
- Landscaped front/back



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