



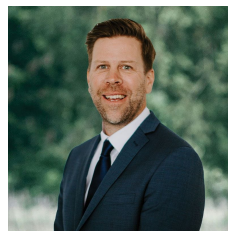
## 2 Verbena Grove Wendouree VIC

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Situated on a large block of approximately 773 sqm with development potential (STCA) is this Wendouree property. Close to Stockland, local schools and public transport and with easy access to the Western Highway this home presents a great opportunity for an astute buyer to secure a property in a fast developing part of town. The home features three bedrooms, a large living area, large kitchen, two toilets and separate laundry. Call Ballarat Real Estate's exclusive listing agent Richard Gent on 0427 536 062 to secure this property today.

**Price** : \$ 255,000

**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/wendouree/residential/house/7785300>



**Richard Gent**  
5331 2233  
0427 536 062

## 2 Verbena Grove **Wendouree**



Richard Gent 0427 536 062

This plan is for illustrative purposes only, floor plan proportions and scale are approximate. Plan prepared by PLP Ballarat © 2023 for Ballarat Real Estate.