



### 303 York Street Ballarat East VIC

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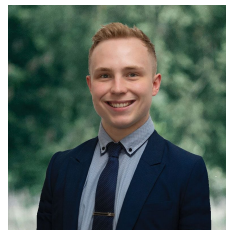
Nestled on a renowned street in charming Ballarat East, this outstanding opportunity unfolds on a generous 555m<sup>2</sup> (approx) plot. Positioned within arm's reach of the vibrant Ballarat CBD, this locale boasts easy access to medical centers, schools and daycare facilities, making it an ideal haven for those seeking a place to call home. This residence offers an exceptional prospect for first-time home buyers, downsizers, or renovators looking to unlock its full potential (STCA). Upon your initial glimpse, the home welcomes you with a mature brick veneer facade, adorned front yard space and a driveway leading to the rear of the property. Stepping inside, the home exudes personality, showcasing timeless features such as timber flooring, decorative cornices, ceiling roses and picture rails, embodying its unique character.

The dwelling features two spacious bedroom ...

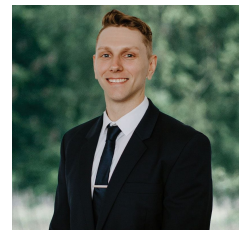
**Price** : \$392,000 - \$430,000

**Land Size** : 555 sqm

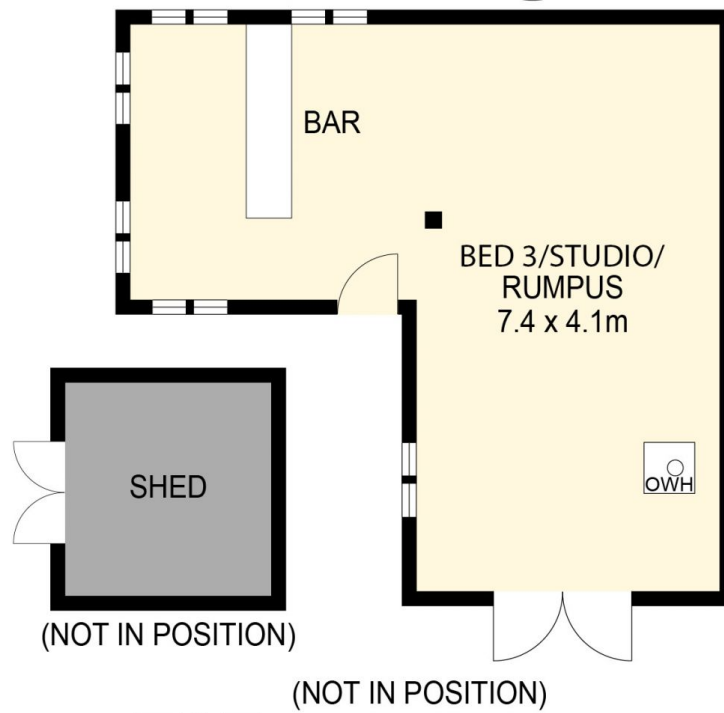
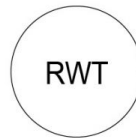
**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/ballarat-east/residential/house/7816945>



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**DISCLAIMER**

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.

**Ballarat**  
Real Estate

