



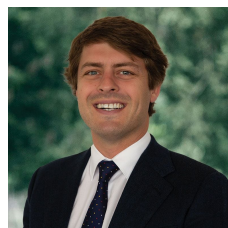
**2/302 Errard Street South Ballarat Central VIC**

2 1 2

Located in the heart of central Ballarat in a sought-after tree lined street is this character filled two-bedroom home. This position just a couple of blocks from Ballarat's main boulevard is both prestigious and convenient with close proximity to Ballarat Train Station, top schools and the CBD. The property has been stylishly modernized while retaining its original features such as sweeping high ceilings and cellar. The renovated galley kitchen flows through to meals area and spacious lounge with large window. Both bedrooms are a great size with built in storage. The bathroom has walk in shower while there is also a full laundry. The home is serviced by gas central heating and a split system for both heating and cooling. Outside you have a low maintenance courtyard as well as single lock up garage and further off-street parking. It is difficult to find low ...

**Price** : \$ 507,450

**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/ballarat-central/residential/house/7916353>

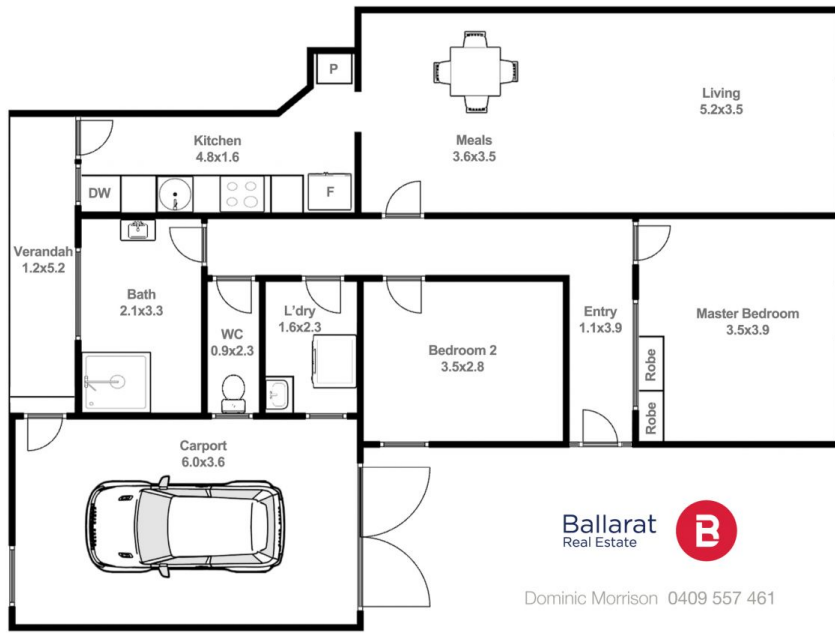


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Unit 2 302 Errard St Sth **Ballarat Central**



This plan is for illustrative purposes only, floor plan proportions and scale are approximate. Plan prepared by PLP Ballarat © 2024 for Ballarat Real Estate.