



### 37 Darriwell Drive Mount Helen VIC

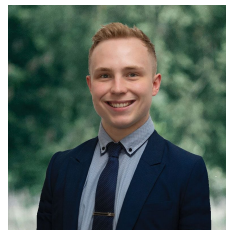
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Nestled amidst the tranquil beauty of Mount Helen, discover a remarkable home on 893m<sup>2</sup> (approx) of serene bush land. Perfectly situated near esteemed educational institutions including Federation University and a host of both primary and schooling, this location is an educational haven. With Mount Buninyong and Mount Clear nearby and just a short drive to the vibrant heart of Ballarat, convenience meets serenity. Step to modern elegance as you approach the home, greeted by a chic brick veneer facade and a driveway lined with native flora and rocks. Inside, the first bedroom awaits, complete with a private ensuite, setting the tone for opulent living. Ascend to the upper level and be greeted by a lounge room seamlessly connected to the kitchen and dining area. Square set finishes and a rake ceiling infuse modern charm into the space. The kitchen boasts top-of ...

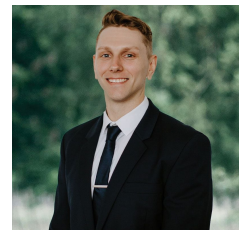
**Price** : \$700,000 - \$760,000

**Land Size** : 893 sqm

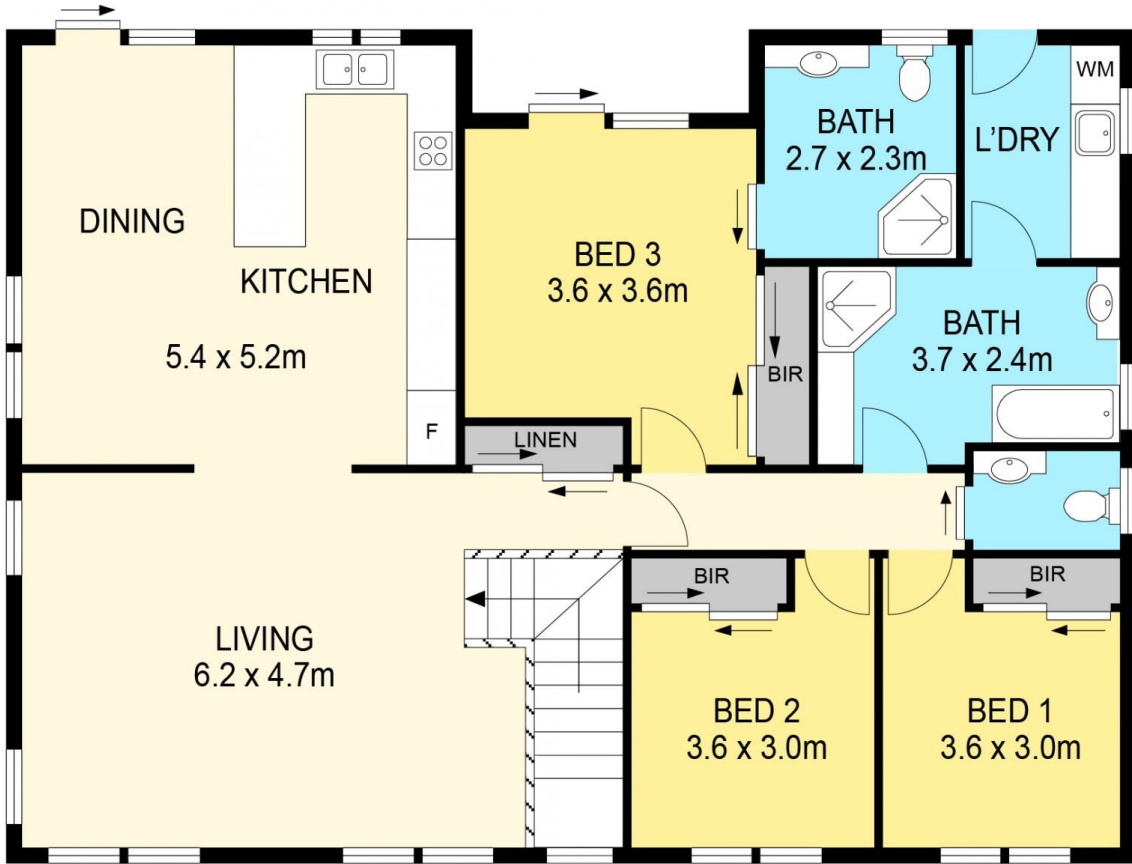
**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/mount-helen/residential/house/7940576>



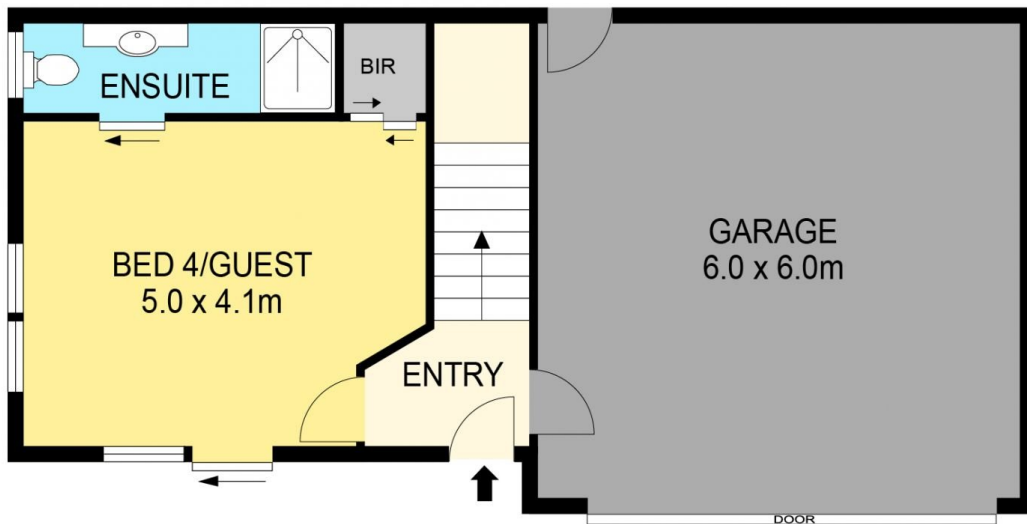
**Lachlan Sylvia**  
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**FIRST FLOOR**



**GROUND FLOOR**

**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 INQUIRES.

**Ballarat**  
Real Estate

