



### 35 Elegante Way Winter Valley VIC

4 2 2

Set in highly sought after Winter Valley close to shops and services is this beautifully presented executive home offering first class living. There are four generous sized bedrooms with the master boasting both an en-suite and BIR. The remaining three bedrooms feature BIR's. The chef's kitchen is a delight and benefits from loads of cupboard and bench space and the added bonus of butler's pantry as well as quality appliances, dishwasher and stone benches. The open plan meals and living area provides for modern living. The main bathroom is central to the kid's bedrooms. The home has central heating throughout and evaporative cooling. Outside is a sensational back yard area ideal for the warm months, perfect for kids or pets to play, as well as a 3m x 3m garden shed. There is handy side access to the property ideal for tailers or caravans etc. The home also b ...

**Price** : \$540,000 - \$560,000  
**Land Size** : 544 sqm  
**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/winter-valley/residential/house/7989998>



**Blaise Newnham**  
03 53312233  
0423175643



#### 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

