



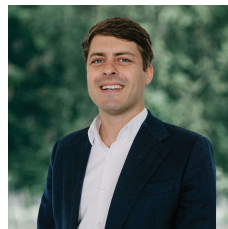
3 Dowling Street Lake Wendouree VIC

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It is extremely rare for a property of this size to become available in this blue chip location adjacent to Ballarat's scenic Lake Wendouree. The position of this property is one of Ballarat's most sought after as you are also close to Ballarat Grammar, Howitt Street shopping strip and Wendouree Train Station. The original home sits at the front of an incredible L-shaped block of around 1,184m² with plenty of access beside the home for further shedding or extension (STCA). The three bedroom home enjoys plenty of heritage features with high ceilings and bay windows. There are three generous bedroom, spacious central lounge room, formal dining room, kitchen with meals space and bathroom. Outside you have a detached laundry with further shower. The home is currently serviced by gas heating and a split system. At the rear of the home is a massive amount of spac ...

Land Size : 1184 sqm

View : <https://www.ballaratrealestate.com.au/sale/view/ballarat-western-district/lake-wendouree/residential/house/8249498>



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This plan is for illustrative purposes only, floor plan proportions and scale are approximate. Plan prepared by PLP Ballarat © 2025 for Ballarat Real Estate.