



36 Cruz Road Winter Valley VIC

4 2 2

Situated in the heart of the sought-after suburb of Winter Valley, this charming family home at 36 Cruz Road offers a lifestyle of practicality, convenience and opportunity.

This home boasts a dynamic and a functional floor plan, featuring four large bedrooms, the master with walk in robe and an expansive ensuite, with the remaining three bedrooms with built in robes. There are two separate living areas that provide versatile spaces for all. With central heating and a split system, year-round comfort is guaranteed.

In the heart of the home is the large kitchen, living and dining area, a perfect space for entertaining, with direct access to the covered alfresco and spacious backyard. The kitchen with premium stone bench-tops, and appliances as well as a walk-in pantry and ample amounts of storage.

The main bathroom having a bath, shower, vanity, and

Price : \$ 635,000

Land Size : 400 sqm

View : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/winter-valley/residential/house/8535082>



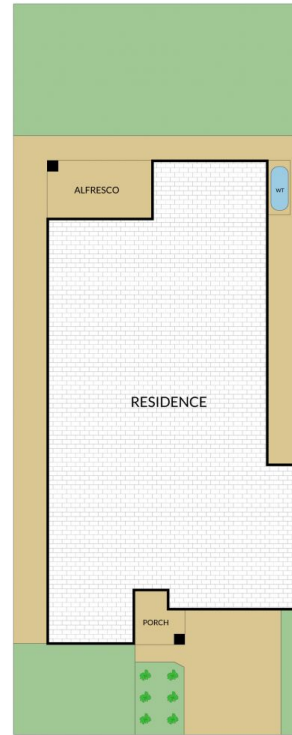
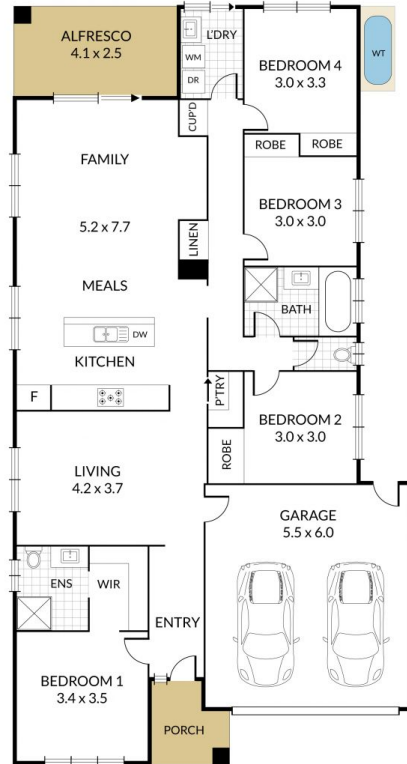
Joshua Donaldson
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Internal 192m² External 207m² Land Size 399m²

36 Cruz Road, **Winter Valley** 

4 x  2 x  2 x 

NORTH



NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.