



### 9 Kilkenny Drive Alfredton VIC

4 2 2

In the well established and highly sought after Alfredton area is this stunning four bedroom home, equipped with many desirable features and all the hard work done for you. On an allotment of around 635m<sup>2</sup> (approx.) you will find yourself with plenty of space and conveniently located within walking distance to schools, parks, kindergartens, public transport and all the shopping that the Lucas and DTC shopping centres have to offer.

The heart of the home is the open-plan kitchen, meals and living area, filled with natural light and designed for everyday functionality. The kitchen features ample bench space, modern appliances, pantry storage and a breakfast bar, ensuring it caters effortlessly to both family living and casual entertaining.

**Price** : \$710,000 - \$780,000

**Land Size** : 635 sqm




**View** : <https://www.ballaratrealestate.com.au/sale/vic/ballarat-western-district/alfredton/residential/house/8705547>



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Internal 213m<sup>2</sup> External 422m<sup>2</sup> Total 635m<sup>2</sup>

9 Kilkenny Drive, Alfredton   
NORTH

4 x  2 x  2 x 



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