



Total Living Area: Approx. 10.8sq



9 Hastings Street WENDOUREE VIC

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What more could you want? A great package is on offer here at a fantastic price. A delightful location within walking distance to shops, Stocklands Shopping Centre, Ballarat Grammar College, Howitt Street Medical precinct and the ever popular Lake Wendouree without the price tag. With only cosmetic work required to turn into a beautiful home or options to extend stca into the spacious backyard, allows the purchaser to modify how they wish in the future. Featuring 3 good sized bedrooms, a long lounge facing north capturing the sun, a kitchen and bathroom in original condition ready for a makeover. The laundry is spacious enough for the second shower and as you enter out to the back yard there is cover from the pergola off the house. The SLUG is separate from the house with a blank canvas across the whole backyard. Sitting on approx. 597m2 and leased at \$185 per week until 19/6/15, you have plenty of time to sort out what you wish to do with this home.

View : <https://www.doepels.com.au/sale/vic/ballarat-western-district/wendouree/residential/house/6187381>



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