



Total Living Area: Approx. 15.2sq



### 13 Eyre Street BALLARAT CENTRAL VIC

3 1

You will be very impressed with this magnificent property located right in the centre of town so close to Federation Uni and all city facilities. Wonderful period features include stained glass, beautiful fireplaces, polished Baltic flooring and high featured ceilings, bluestone foundations and slate roof. Spacious sun drenched interconnected lounge and dining rooms, 3 bedrooms, and excellent kitchen and bathroom facilities ensure great investment or owner occupier potential. The warmth and convenience of hydronic central heating, compact easy care paved and private rear yard with vehicle access and off-street parking. So central you may not even need a car. Inspect soon

**Land Size** : 268 sqm

**View** : <https://www.doepels.com.au/sale/vic/ballarat-western-district/ballarat-central/residential/house/6187394>

Total Living Area: Approx. 13.2sq

