



**13 Eton Street Wendouree VIC**

3 1 2

Close to the Wendouree Uniting Church, Minerdome, Ballarat Grammar and Stockland Shopping Centre is this 3 bedroom weatherboard home. This very neat and tidy property features a large living room with gas heater and split system plus open kitchen and meals area. Main bathroom complete with bath, shower and separate toilet. On approx. 607sqm block this charming home also includes a single lock up garage plus a single carport which could be utilized as a workshop. The backyard is large and has a pergola area where you can sit and view the beautifully well-manicured/maintained gardens. This lovely home is "move in ready" and sure to please the first home buyer, retiree or keen renovator.

**Land Size** : 607 sqm  
**View** : <https://www.doepels.com.au/sale/vic/ballarat-western-district/wendouree/residential/house/6187624>



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TOTAL LIVING AREA: APPROX. 11.2 SQ



DISCLAIMER:

ALL DIMENSIONS ARE APPROXIMATE & NOT 100% TO SCALE.  
FOR FURTHER INFORMATION, PLEASE CONTACT YOUR AGENT DIRECTLY.

