



### 9 Regency Drive Mount Clear VIC

3 2 6

Extremely neat and tidy three bedroom brick veneer home in desirable location and just moments to shops, schools and public transport. Comfortable, natural light filled and well located offering a versatile floor plan with a separate spacious lounge area, dining room and large meals area. Well-appointed kitchen with gas wall oven, gas cook top, range-hood and loads of cupboard space. Featuring a fully renovated en suite and main bathroom along with new carpets and downlights fitted throughout this home provides quality lifestyle. The pergola area at the rear is a great space for quiet times or to entertain family and friends, this overlooks the established backyard with raised garden beds for gardening all year round. The real bonus to this property is the ample spaces for car parking with a double carport plus a 4 car lined garage which could also offer other possibilities, perfect workshop, man cave, work from home or simply store the toys. All on a block size of

**Price** : \$ 315,000  
**Land Size** : 706 sqm  
**View** : <https://www.doepels.com.au/sale/vic/ballarat-western-district/mount-clear/residential/home/6187668>

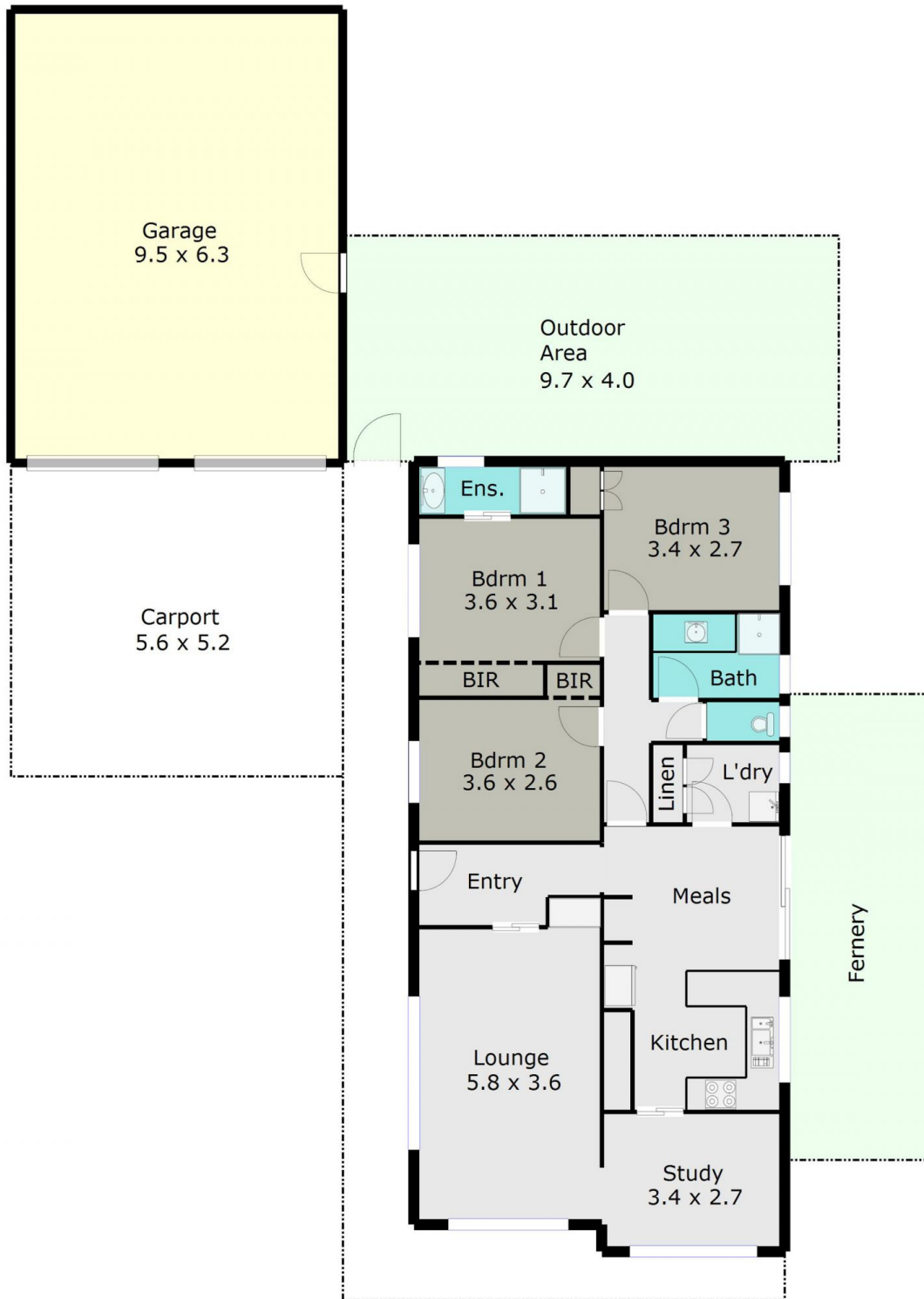


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TOTAL LIVING AREA: APPROX. 12.3 SQ



DISCLAIMER:

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

