



### 5 Loader Court Ballarat North VIC

4 2 2

Doepel Lilley & Taylor are proud to present this fantastic family home in Ballarat North which boasts four bedrooms with robes, master has walk-in robe and an ensuite with spa bath, formal lounge, spacious kitchen/meals/living area, kitchen features stone benchtops, dual electric ovens, gas cook top, walk-in pantry and plumbed fridge recess, upstairs balcony which overlooks the lush lawn area and built-in pool includes a gas point for the BBQ, upstairs study with built-in desk and storage cupboards, downstairs study nook with NBN connection, family bathroom with separate shower and bath and for all year round comfort there is ducted heating and cooling. Externally, the home offers an extra wide single garage, pool with decked area, covered entertaining area, large enclosed yard, cavernous under house storage area, wine cellar and/or possible home gym, solar hot water and 10 solar panels. Pool maintenance included. Situated at the end of a quiet court

**View :** <https://www.doepels.com.au/lease/vic/ballarat-western-district/ballarat-north/residential/house/6642064>



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