

50 Mimosa Avenue Alfredton VIC

4 2 2

Nestled in a sought-after Alfredton location perfectly positioned on a generous, landscaped 798sqm block and conveniently close to schools and early learning centres including Ballarat High school zone, Lake Wendouree, sporting and recreational amenities, easy access to all major shopping centres and just minutes to CBD. A delightful 4-bedroom home that will entice all buyer categories from first home buyers to owner-occupiers with growing families, or for the astute investor a fantastic add to your portfolio. A versatile and comfortable floorplan with good design layout catering for all your lifestyle requirements.

This low maintenance residence offers enormous appeal and fills throughout with natural light. Boasting a master suite with walk in robe and ensuite, remaining 3 bedrooms are complete with built in robes, an open plan kitchen with

Price : \$650,000-\$695,000
Land Size : 798 sqm
View : <https://www.doepels.com.au/sale/vic/ballarat-western-district/alfredton/residential/house/7946315>



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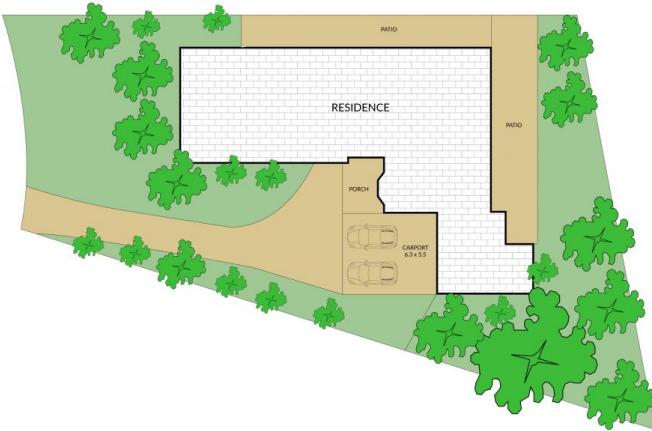
Internal 208m² External 588m² Total 796m²

50 Mimosa Avenue, Alfredton



4 x 2 x 2 x

NORTH



**Doepel
Lilley+
Taylor**
Real Estate. Est 1888

NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.