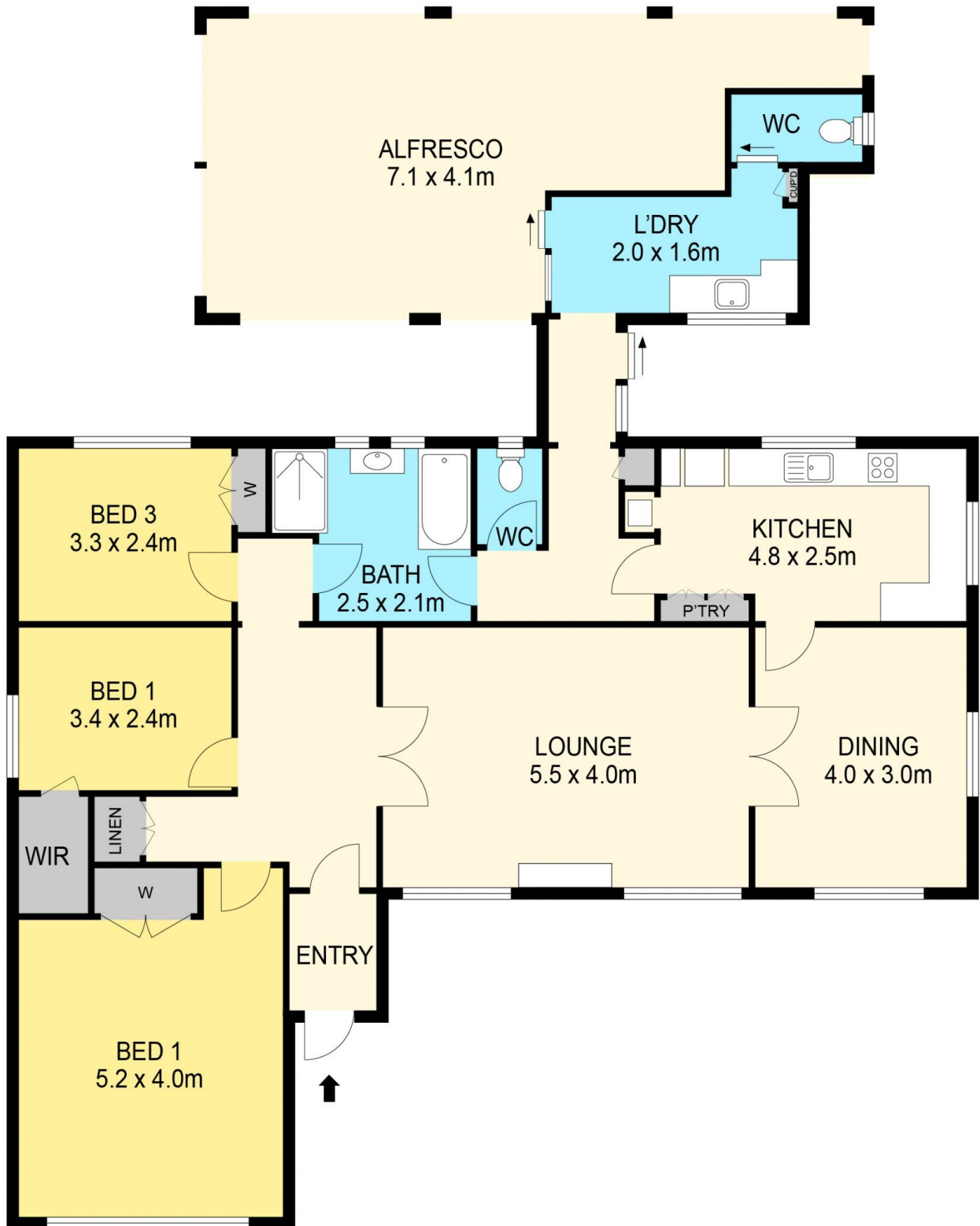


40 Palmerston Street Maryborough VIC3  1  2 

Located within a minute's walk to the Maryborough Hospital, this striking 1940s redbrick home, adorned with charming Art Deco features, presents a fantastic opportunity for the savvy buyer. Boasting high ceilings, this property offers three bedrooms with ample storage, large windows, and abundant natural light. The generously sized lounge room features a cozy gas log fire fireplace; home also has two reverse cycle split systems and ducted heating in the floor in need of upgraded system. The space connects to the formal dining room, adjacent to the well-appointed kitchen, which is equipped with electric appliances and a dishwasher.

An additional undercover entertaining area provides a versatile space for year-round gatherings, with an updated laundry and a second WC ideal for hosting parties. The

Price : \$450,000 - \$475,000**Land Size** : 920 sqm**View** : <https://www.maryboroughballaratrealstate.com.au/sale/vic/ballarat-western-district/maryborough/residential/house/8103003>**Kate Ashton**
03 5460 5100
0418 521 346



DISCLAIMER

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.

Maryborough

