



46 Blake Street Ararat VIC

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This charming and affordable two-bedroom home offers an excellent opportunity for first home buyers or investors, with an attractive rental return of approximately \$350 per week. Set in a quiet street in Ararat, this property is sure to impress with its blend of comfort, convenience, and space.

Inside, the open-plan living area creates a welcoming atmosphere, with the kitchen offering ample storage and a gas cooktop. The cosy lounge is perfect for year-round living, featuring gas heating and ducted cooling to ensure comfort in every season. Both bedrooms are generously sized and conveniently positioned near the neat and tidy bathroom, which includes a shower and vanity, with a separate toilet for added convenience.

Stepping outside, you'll find an undercover porch area,

Price : \$295,000 - \$315,000

Land Size : 746 sqm

View : <https://www.araratballaratrealestate.com.au/sale/vic/grampians/ararat/residential/house/8168100>



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