



## 22 Belladonna Rise Kangaroo Flat VIC

3  2  2 

This great 8 year old Cavalier built home in Kangaroo Flat has been designed with simplicity of lifestyle in mind. Featuring 3 good sized bedrooms all with ceiling fans - master with a large walk-in robe, split system, and 3-piece ensuite. The remaining 2 bedrooms all featuring built-in robes. With high ceilings, downlights, and electric shutter blinds throughout you will feel at peace as soon as you step in the front door.

The main living area is light and open plan with a generous dining space and family area as well as a great kitchen with stainless steel appliances, gas cooktop and electric wall mount oven. Branching off this open-plan space is an alfresco area with a 4-metre retractable and electric awning.

The home also features a split system in bedroom 1 at the

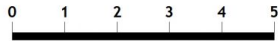
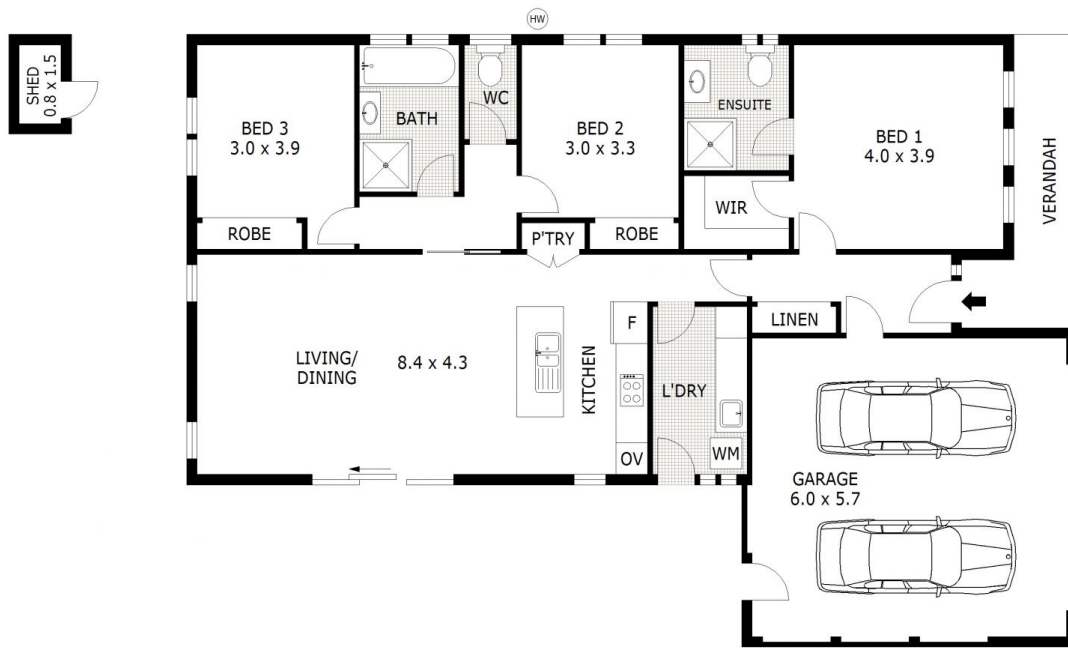
**Price** : \$ 435,000  
**Building Size** : 119 sqm  
**Land Size** : 452 sqm  
**View** : <https://www.phproperty.com.au/sale/vic/greater-bendigo-region/kangaroo-flat/residential/house/6222239>



**Samantha Martin**  
03 4411 1663



**Brad Hinton**  
03 4411 1666



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

Residence	- 111 m <sup>2</sup>
Garage	- 34 m <sup>2</sup>
Verandah	- 8 m <sup>2</sup>
Shed	- 1 m <sup>2</sup>
Total	- 154 m <sup>2</sup>



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