43 Bakewell Street, NORTH BENDIGO, VIC 3550

Renovate or Develop – Either Way, Value Add

Elders Easy Sale closes Wednesday 3 September, 2:00pm (unless sold prior).

Indicative sale price $450,000 - $490,000.

Located at the top of Bakewell Street is this 3 bedroom (including enclosed sunroom) weatherboard home on 1,088sqm. It is offered to the market with vacant possession, meaning you can settle on the property as soon as you wish, and occupy immediately.

This end of Bakewell Street enjoys leafy green wide streets, and a sense of open space. It's a short 5min drive to the CBD, and just a stroll down to the Fox & Giraffe, Tysons Reef Hotel, Peppergreen Farm, and Whitby Bendigo. You'll also enjoy great access to Lake Weeroona, and the Bendigo Creek Trail.

The quarter acre block has a residential zoning, and is not encumbered by planning overlays. Those who can see a development that works with the fall of the block, will have the opportunity to potentially realise a two or three lot subdivision (STCA).

Whereas others will see a terrific backyard to protect and enjoy. They will likely

TYPE: For Sale

INTERNET ID: 84P2923

SALE DETAILS

Easy Sale Closes Wed 3 Sep - ISP $450k-$490k

CONTACT DETAILS

Elders Real Estate Bendigo
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BENDIGO, VIC
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The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

undertake to improve the shedding and the existing sleepout. They will tame and improve the gardens, and perhaps create beautiful landscaped outdoor living spaces.

The home is deserving of renovation either now, or at your pace. You'll love its wonderful attributes including the timber floors, detailed cornice, 9' ceilings, and great storage.

The immediate neighbourhood provides great examples of renovated homes and new builds. Bring your ideas to number 43 and value add!

A copy of the Due Diligence checklist can be found at https://www.consumer.vic.gov.au/duediligencechecklist

- Land Area 1,088.00 square metre
- Bedrooms: 3
- Bathrooms: 1
- Single garage
- Single carport

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