



11 Pine Street, QUARRY HILL, VIC 3550

Attainable with Quarry Hill Charm

Elders Easy Sale Closes Wednesday 15 October, 2:00pm

Indicative Sale Price \$495,000 - \$540,000

11 Pine Street offers a rare chance to secure your own 233sqm title in Quarry Hill, a suburb where graceful streetscapes and long held homes make opportunities like this so hard to find.

Set behind a high fence and framed by mature plantings, the brick home has a welcoming sense of privacy while still being wonderfully central. From the front gate it's just a 300 metre walk to Quarry Hill Café and Larder on Carpenter Street, 300m to the elegant Drawing Room café and restaurant, and only 500 metres to the train station and Marketplace, with the CBD just beyond.

The home has three bedrooms, each with built in robes and ceiling fans. The modern kitchen includes a brand new electric oven and flows easily to the living space. A brand new heat pump hot water service adds efficiency, and split system heating and cooling keep everything comfortable through the seasons.

TYPE: For Sale

INTERNET ID: 84P2941

SALE DETAILS

**Easy Sale Closes Wed
15 Oct - ISP
\$495k-\$540k**

CONTACT DETAILS

**Elders Real Estate
Bendigo**

46 Queen Street
BENDIGO, VIC
03 5443 1744

Martin Skahill
0427 431 744

Outdoors, the raised entertaining area is a leafy retreat, ideal for relaxed weekends or evening meals, with off street parking conveniently accessed from Pyke Street.

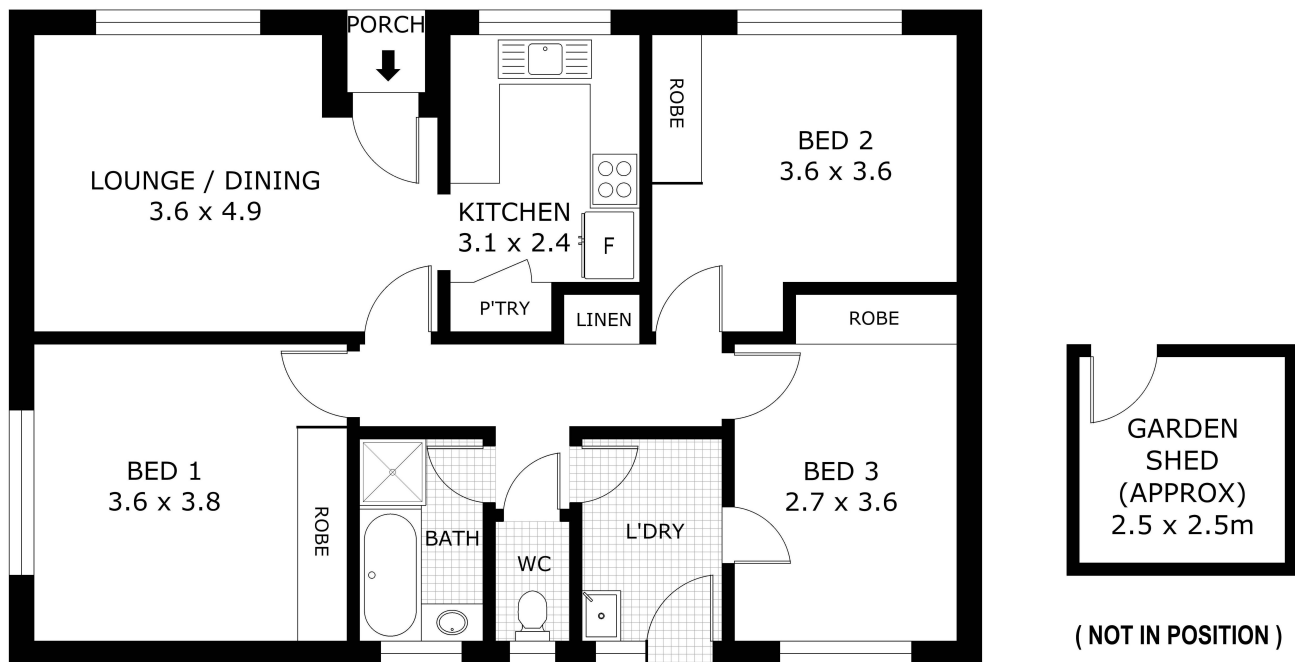
Combining lifestyle and location, this home places Quarry Hill within reach in a way few others can.

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

- Land Area 233.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 1

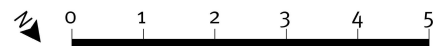






11 Pine Street
QUARRY HILL

Residence - 82.3 m²
Shed - 6.3 m²
Total - 88.6 m²



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.