



3/43 Casey Street, EAST BENDIGO, VIC 3550

More Than You'd Expect, Right Where You Want to Be

Elders Easy Sale Closes Wednesday 21 January, 2pm (unless sold prior)

Indicative Sale Price \$330,000 - \$350,000

Set in a popular and convenient central location, this beautifully presented unit sits on its own title, with no owner's corporation or common property. It offers 1 bedroom and a comfortable and low maintenance lifestyle. It is positioned just minutes from the CBD, a stroll across the road to Coles Mclvor, and not far from Lake Weeroona.

Investors will be pleased to know that our team Elders PM have been the managing agents for this property for more than a decade. We expect there would be a high level of interest from prospective renters in the current market. The appraised rental value is available to you upon request.

Inside, the home offers a blend of modern finishes, neutral décor, and natural light. The living/dining space flows to the kitchen which offers generous bench space forming a breakfast bar. There is a built in robe in the bedroom and there is split system air-conditioning.

TYPE: For Sale

INTERNET ID: 84P2982

SALE DETAILS

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21 Jan - ISP \$330k -
\$350k**

CONTACT DETAILS

**Elders Real Estate
Bendigo**

46 Queen Street
BENDIGO, VIC
03 5443 1744

Patrick Skahill
0401 722 581

The secure rear yard presents an opportunity to create a great outdoor living space or establish a colourful garden. The yard is fully enclosed, making it ideal for pets or small children. There is a small garden shed for storage, and a single carport provides convenient off street parking.

This property would make a fantastic first home, an easy care investment, or a smart option for downsizers wanting to stay central without compromising on comfort. Public transport is readily available, and the East Bendigo swimming pool is just a short stroll, perfect for cooling off on warm summer days or enjoying regular exercise close to home.

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

- Land Area 179.00 square metres
- Bedrooms: 1
- Bathrooms: 1
- Single carport



