



64 Grant Street, GOORNONG, VIC 3557

Renovated Home, Excellent Shedding & Generous Corner Block

Set on the corner of Grant Street and Darling Street, this renovated home with excellent shedding offers great appeal for first home buyers, families, investors and anyone seeking space for a home-based business.

The substantial 1,748sqm property provides excellent side access to the rear yard and to the sheds via roller doors — ideal for vehicles, equipment or trade use. The lifestyle benefits of this block size are immediately clear.

Beyond the charming facade and welcoming verandah, the home reveals fresh modern updates. The open-plan layout forms a relaxed central hub, while two bedrooms under the main roofline provide comfortable accommodation.

The separate studio presents an exciting opportunity to create a sleep-out as a third bedroom — perfect for a young adult to experience semi-independent living and have a quiet space to study.

The extensive shedding is a standout feature, providing abundant storage and workspace options for trades, hobbyists or those needing secure room for tools and

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TYPE: For Sale

INTERNET ID: 84P2999

SALE DETAILS

\$485,000 - \$520,000

CONTACT DETAILS

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machinery.

Modern comforts include electric cooking, instant hot water, split system reverse cycle air-conditioning and evaporative cooling, ceiling fans, and an ambient and very effective wood heater.

Outdoor living is well catered for, with a generous front verandah, a shady rear verandah, and a spacious 7m x 5m undercover barbeque and entertaining area which is ideal for year-round gatherings.

Goornong continues to be a favoured township on Bendigo's outskirts and is now more convenient than ever, just 15mins from Epsom Village and well serviced by bus and rail. Families will love the easy walk or ride to the local primary school, as well as the short stroll to the Drovers Arms Hotel, the Rec Reserve and the seasonal outdoor pool.

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

- Land Area 1,748.00 square metre
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 4



