



1 Springvale Road, LOCKWOOD SOUTH, VIC 3551

Two Homes, One Exceptional Lifestyle. A Rare Dual-Occupancy Opportunity on 21 Acres

Elders Easy Sale Closes Wednesday 20 May, 2pm (unless sold prior)

Indicative Sale Price \$1M - \$1.1M

Wrapped in wide, shady verandahs and thoughtfully linked by a clever central breezeway, these two adjoining Western Red Cedar homes sit peacefully among beautiful established gardens, on sought after lifestyle acreage close to urban convenience.

Just 15 minutes from Kangaroo Flat's shopping, services and transport, the location allows you to dip in and out of city life with ease - and enjoy the privacy, tranquillity and space that only an acreage property can provide. This is a truly unique opportunity to secure a lifestyle that blends independence, flexibility and income potential in a picturesque setting.

Both homes reflect pride of ownership and have been meticulously cared for by the same family since construction. Both offer three bedrooms, excellent storage, and beautiful outlooks to the gardens and versatile property beyond.

TYPE: For Sale

INTERNET ID: 84P3024

SALE DETAILS

**Easy Sale Closes Wed
20 May - ISP \$1M -
\$1.1M**

CONTACT DETAILS

**Elders Real Estate
Bendigo**

46 Queen Street
BENDIGO, VIC
03 5443 1744

Patrick Skahill
0401 722 581

There is a cost reducing solar system, 66,000L of rainwater storage, fruit trees, a 5.2m x 8.6m caravan port, spacious entertaining deck, large dam, and a 9m x 18.4m shed with concrete floor and power.

This dual occupancy configuration is perfect for families seeking multi generational living or two households wanting independence without distance. It's a future proofing proposition allowing owners to age in place while keeping loved ones close.

For buyers who may not have considered dual occupancy, the second residence presents outstanding potential for guest accommodation or fixed term rental to supplement your income or enhance the funds at your disposal in retirement.

Positioned between Maldon and Bendigo - both strong tourist destinations, the property is exceptionally well placed to capture guest accommodation demand. It also represents a compelling opportunity for shared ownership between siblings, relatives, friends or joint venture partners, with legal frameworks available to support co ownership arrangements.

This is a remarkable property boasting 21 acres with two quality homes and a wealth of possibilities for living, sharing and earning.

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

- Land Area 21 acres
- Bedrooms: 6
- Bathrooms: 3
- 4 car garage
- Single carport





