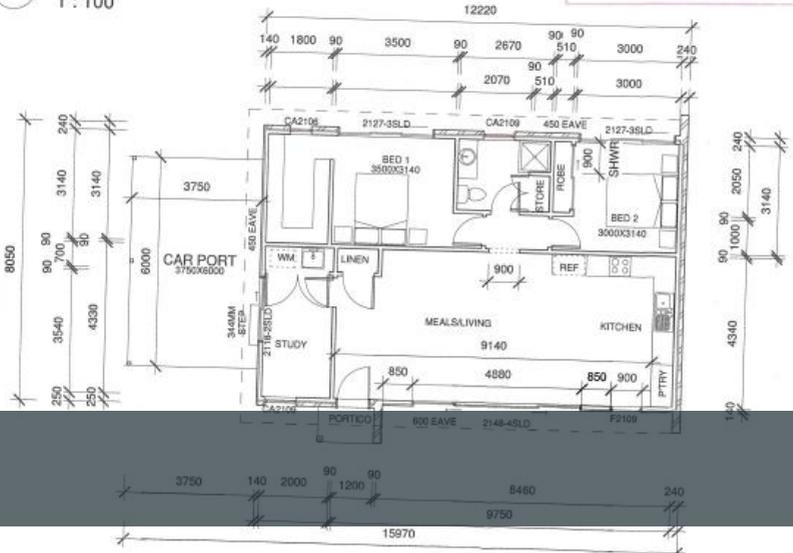


SOLD



PLANNING AND ENVIRONMENT ACT  
CITY OF BENDIGO PLANNING SCHEME  
PLANS RECEIVED TO BE PLANNING PERMIT  
No: DSD/19/31/2018  
Bellin  
For and on behalf of the City of Greater Bendigo  
Date: 6.8.18

### 1 PROPOSED FLOOR PLAN 1 : 100



33 Victoria Avenue, Kangaroo Flat



## Perfect retirees block in lovely street with approved home plans- titled and ready to go

- Lovely 256m2 block with approved plans for two bedroom home - ideal to secure the \$25,000 grant
- Ideal for retirees or downsizers wanting a new build in a lovely street
- All services available- town water, natural gas, sewer and power
- Great location set in a street with new homes
- Close to all amenities, shops, aquatic centre, schools etc
- Opportunity for investor to build and onsell the spec home
- The block has a good frontage of 16.02 metres and no common property
- Fabulous block for the first home buyer wanting a new home and affordability

This lovely block of land is a really great find for those wanting to build a new home in a central location. Victoria Avenue is a relatively new street with many new homes close to all amenities. Plans are ready to go for a lovely townhouse or alternatively simply build your home to your own design. Definitely one of the

256m2 Land Area

**Price** SOLD  
**Property Type** Residential  
**Property ID** 405  
**Land Area** 256 m2

#### Agent Details

Gavin Butler - 0427 887 766

#### Office Details

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 Eaglehawk, VIC, 3556  
 Australia  
 03 5448 3322



**GAVIN BUTLER**  
REAL ESTATE

cheapest blocks available in Bendigo

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