

SOLD



35 Smith St, North Bendigo



Potential plus offering three bedrooms and two living areas

- Opportunity to secure a three bedroom home (Built 1952) with two living areas in close proximity to the new Hospital and Lake Weeroona
- Good size bedrooms (Birs), updated kitchen and bathroom
- Modern kitchen with stainless steel appliances including dishwasher
- Fabulous block of 511m2 with great frontage for future sub-division (stca)
- Split system for heating and cooling for all seasons
- Single carport and a nice yard for the children or fido
- A brief walk to Lake Weeroona, the new Hospital and Bendigo CBD
- Ideal home for the investor wishing to buy a great home previously rented at \$330 per week. Vacant possession currently available.
- Design of the home facilitates an office adjoined to the home being utilised for allied health or a similar discipline
- Great home to improve and add value e.g. add a Hampton style verandah
- Location is a real hot spot blue chip locale in Bendigo!
- Close to schools, shops, CBD, Hospital, Lake Weeroona and all amenities

If your in the market for a central home to live in or as an investment then this home may be the perfect home for you. Indeed it is a very nice home with a low maintenance yard and has an excellent location. The potential of this home lies with renting it out for several years commencing at \$330 per week and then consider a two lot sub-division for townhouses (stca) at some future time.

3 1 1 511 m2

Price	SOLD
Property Type	Residential
Property ID	532
Land Area	511 m2
Floor Area	158 m2

Agent Details

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Office Details

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