

Bendigo



2A Shepperbottom Street California Gully VIC

3 1 1

Nestled in a serene street in California Gully and set back from the road, this delightful brick three-bedroom home presents an excellent opportunity for those seeking a low-maintenance lifestyle. The living area of this home includes Rinnai gas heating, providing a warm and inviting atmosphere, whilst split system air conditioning is installed in both the living room and bedroom 1, plus ceiling fans throughout the home ensures year-round comfort. The cosy functional kitchen includes gas cooking, an electric wall oven and a dishwasher. Adjoining the kitchen is a pleasant dining area. The home includes 3 fully carpeted bedrooms all with built in robes.

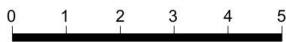
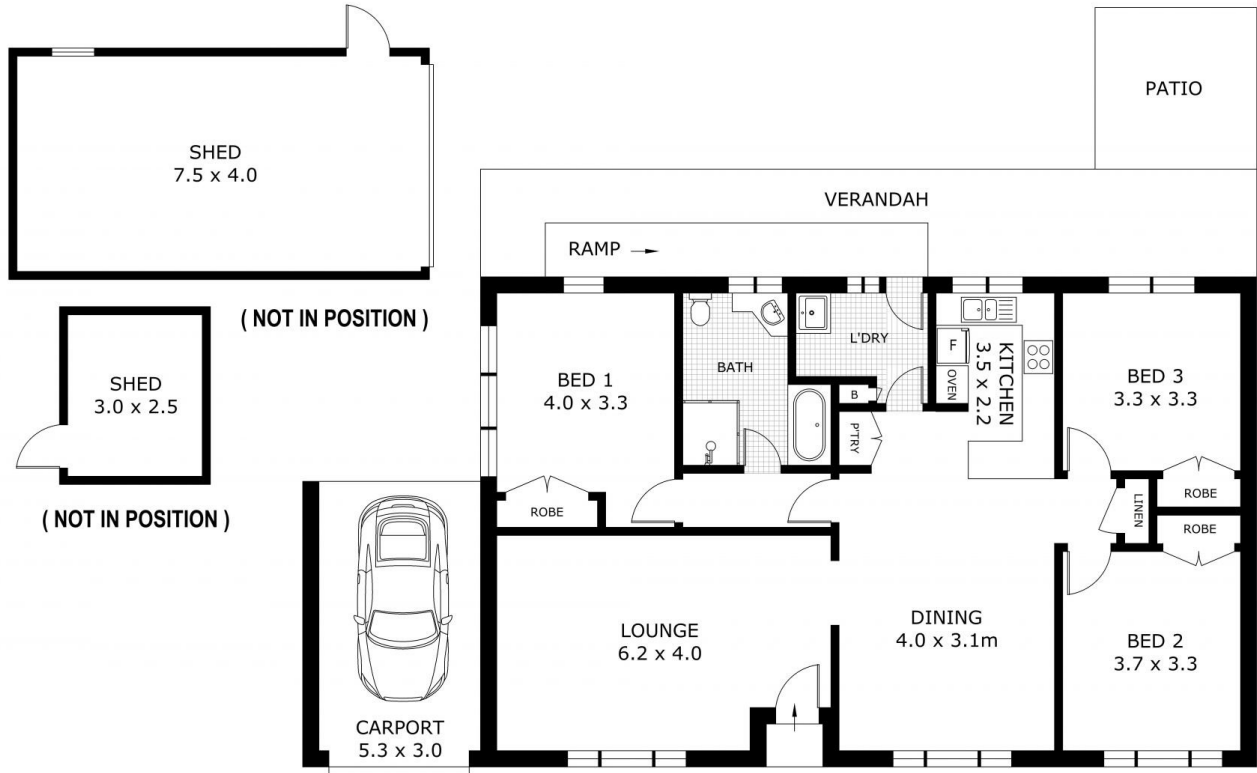
The bathroom has a shower and a separate bath and presents an exciting opportunity to update and customise to your personal taste. Step through to the back of the

Price : \$ 465,000

View : <https://www.bendigoballaratrealstate.com.au/sale/vic/greater-bendigo-region/california-gully/residential/house/7709559>



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Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

Residence	- 115.9m ²
Porch	- 0.8m ²
Verandah	- 28.8m ²
Carport	- 15.9m ²
Shed	- 37.5m ²
Patio	- 9.0m ²
Total	- 207.9m²



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