

Bendigo



#### 4 and 4A Earls Court Golden Square VIC

6 3 3

\* 2 homes on one title offers a sound investment with dual-income potential or a unique family setup for extended family/multigenerational living.

\* Fully renovated 4 bedroom home offers 2 new bathrooms, sleek new kitchen, fresh paintwork, polished timber floors, double carport and workshop.

\* Freestanding unit has 2 robed bedrooms, bathroom, open kitchen/dining/living and a laundry.

\* Set in a quiet cul-de-sac on a lot approx. 1236m<sup>2</sup> with individual driveways.

\* Rent both or live in one and rent the other for an income stream.

This exceptional dual occupancy property offers two separate residences on one title. It comprises a completely renovated family home and a modern two-bedroom flat. Designed with modern sophistication and requiring minimal

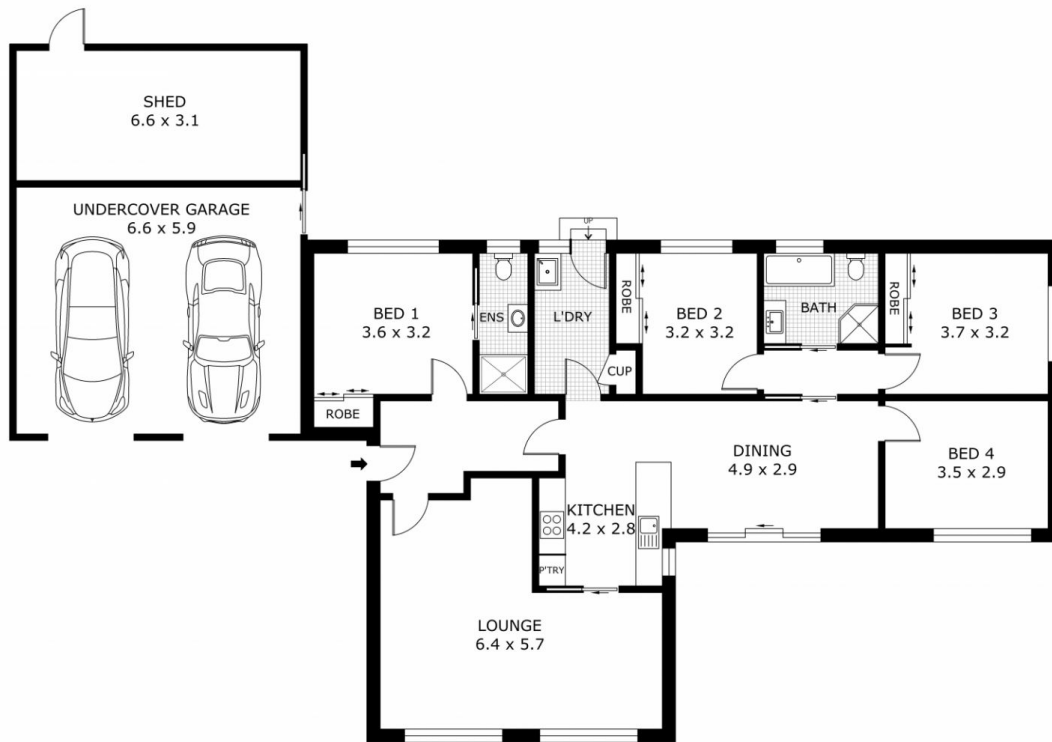
**Price** : \$875,000 - \$950,000

**Land Size** : 1236 sqm

**View** : <https://www.bendigoballaratrealstate.com.au/sale/vic/greater-bendigo-region/golden-square/residential/house/8184815>



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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	- 129.7 m <sup>2</sup>
Garage	- 38.9 m <sup>2</sup>
Shed	- 20.5 m <sup>2</sup>
<b>Total</b>	<b>- 189.1 m<sup>2</sup></b>



## 4 Earls Court, Golden Square