

# LUKE GOGGIN REAL ESTATE



1/24 Kirby Street Golden Square VIC

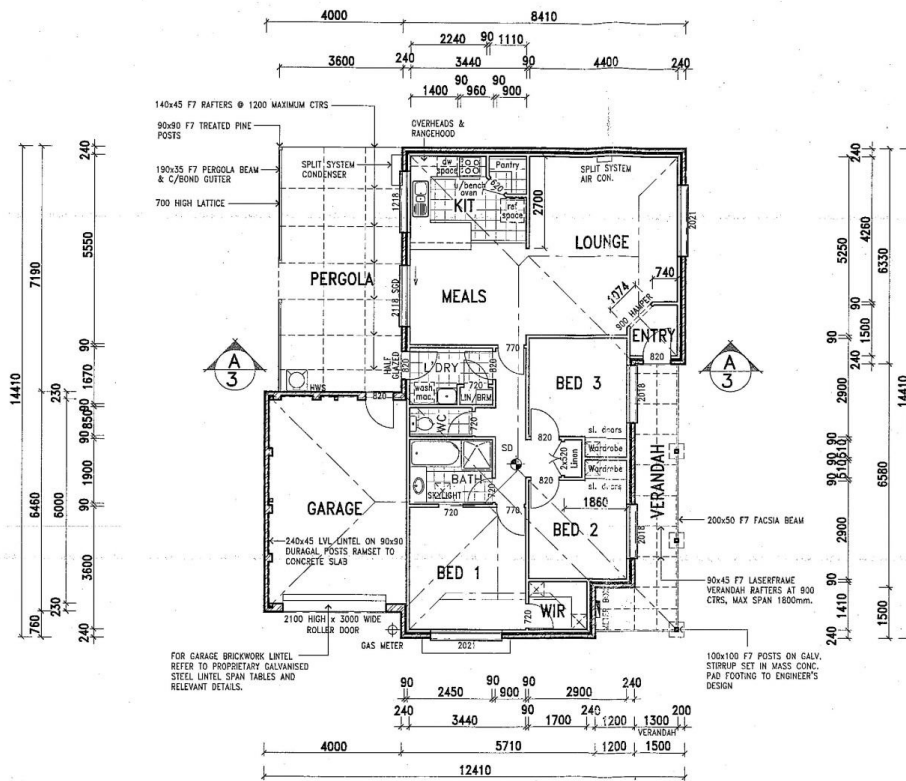
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This appealing property offers the perfect low maintenance lifestyle & would suit investors with a long term lease already in place. Step from the veranda into the tiled entry & through to the very spacious lounge. This opens to the well appointed kitchen containing a wall oven & built in pantry, with the roomy dining/meals area adjacent. A glass sliding door leads out to a paved entertaining area. All 3 bedrooms are all of a good size & contain built in robes whilst the main offers a walk in robe. There's a 3 piece bathroom (with access from both the main bedroom & the hallway), a separate toilet & laundry with storage. 2 split systems take care of climate control throughout the home. Other features include high ceilings, quality drapes, fresh paint, security screen & deadlocks, a single lock up garage offering secure access inside as well as a lovely front garden. Close to child care, schools, transport & shops & just 4km (approx) to Bendigo CBD, this property is currently

**Price** : \$ 305,000  
**Land Size** : 306 sqm  
**View** : <https://www.goggin.com.au/sale/vic/greater-bendigo-region/golden-square/residential/to-wnhouse/5725472>



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# FLOOR PLAN

SCALE 1:100  
 FLOOR AREA - 107.27 m sq (11.55 seers)  
 GARAGE - 26.81 m sq  
 VERANDAH - 11.73 m sq