

132 Water Street, Bendigo, Vic 3550

**McKean
McGregor**

Sold House

Friday, 18 August 2023

132 Water Street, Bendigo, Vic 3550

Bedrooms: 4

Bathrooms: 1

Area: 451 m2

Type: House



Amy Arthur
0354546600

\$450,000

Framed by old English Elms, is this remarkable inner city allotment with planning permission in place for demolition of the existing dwelling and the development of a high-end two-storey residence, the new owner could easily look at building the approved mixed use plans and complete the vision. Alternatively, the existing California Bungalow will appeal to a buyer seeking a character-filled home with a spacious footprint. Although in need of updating, the existing home has great bones and offers concrete stumps so you can focus on the cosmetic renovation. Featuring generously proportioned rooms, and original heritage features such as high ceilings, sash windows, leadlight detail, and decorative cornice - an inspection will delight. Regardless of which direction you choose, this property offers a leafy outlook, and a premium inner-city location within walking distance to all city amenities, all you need is at your doorstep. Excellent central locale: walking distance to CBD, Bendigo Health precinct, Lake Weeroona, Ulumbarra Theatre, the QEO and Faith Leech Aquatic Centre; adjacent the Tom Flood Centre and The Bridge Hotel. Additional features:- Mixed use zoning (Residential and Commercial)- Private rear garden with established trees- Off-street car parking- Excellent tenant in place until 5th April 2024 paying \$300 per week This exceptional inner-city property offers so much potential, an inspection will impress.