

# 2 Cambrian Court, Flora Hill, Vic 3550

## House For Sale

Thursday, 16 November 2023



2 Cambrian Court, Flora Hill, Vic 3550

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 660 m2

Type: House



Mitch Kenny  
0417835127



Janelle Stevens  
0417835127

**\$520,000 - \$550,000**

Nestled in a quiet court just 200 meters from Bendigo South East Secondary and only a 5-minute walk to La Trobe University, this charming 3-bedroom cream brick home blends modern convenience with vintage charm in a highly sought-after pocket of Flora Hill. Stepping inside, you are greeted by modern timber laminate flooring that leads into the light-filled living room, offering a lovely view of the front garden. Ducted heating keeps the home warm throughout whilst vintage accents including decorative sliding doors between the living room and dining area, add a unique charm to this property. The well-appointed kitchen boasts a stainless steel gas cooktop, dishwasher, and plenty of cabinetry storage. Enhancing the storage options are the wall-to-wall linen cupboards in the hallway. The three spacious bedrooms feature large windows, built-in closets, and ceiling fans for added comfort. The bathroom keeps its original fittings and maintains the vintage aesthetic found throughout and includes a shower, vanity, and bath with a separate toilet. This property, brimming with potential, is an ideal canvas for those with a vision for transformation. While boasting great bones for a modern makeover, it eagerly awaits your personal touch. Unleash its hidden charm with a rejuvenating coat of paint, bathroom updates, and modern finishes like blinds to reveal its true potential. Outside is a generous undercover deck, ideal for entertaining or an outdoor living area. With a fantastic view over the fully enclosed backyard, it is also the perfect spot to sit back, relax, and watch the kids play. Adding to the outdoor features is a two-car garage and side gate access to the driveway, providing secure off-street parking and room to store a trailer or work vehicle. Enjoy the convenience of being in the heart of Flora Hill, and within easy walking distance of nearby educational institutions and Strath Village, and only a 5-minute drive to Central Bendigo.