

# 204 Edwards Road, Maiden Gully, Vic 3551

**McKean  
McGregor**

## Sold House

Wednesday, 4 October 2023

204 Edwards Road, Maiden Gully, Vic 3551

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Area: 1529 m2**

**Type: House**



Adam Hutton  
0419222418

**\$845,000**

Just minutes from the many amenities of Maiden Gully – including primary and secondary schools, supermarket, childcare and pharmacy – and less than 15 minutes from Bendigo's CBD, this contemporary country-style brick home is also directly adjacent picturesque national park bushland. Absolutely perfect for a large family, there is ample living space and plenty of room outdoors for a pool or play area.- Family-friendly locale: just minutes to bus stops, National Park tracks and trails, supermarket, schools, childcare, post office and pharmacy; and less than 15 minutes to Bendigo's CBD- Three living areas and spacious study- Excellent outdoor entertaining space including large Eco Decking alfresco (see-through roll up blinds, lights, power, TV point and cabinet, solid fuel heating)- Shed accessible via secure double gates and driveway at side of home (?m x ?m, single roller door, concrete flooring, solar lighting, carport off either side)With a neat, low-maintenance garden, this beautifully presented home is ready to be enjoyed. Set back from the road with a wide, brick-paved driveway and secure vehicle access to the backyard, the brick build offers an attractive welcome. The front door opens into a spacious hallway, with the main bedroom – featuring his'n'hers walk-in robes, and updated ensuite with double vanity – at the entry. Next door is a generous home office and across the hallway is a sizeable formal lounge, making this area an excellent adults' zone. In the heart of the home is the open plan kitchen, living and dining space, with a third large living room off this area.At the rear, three bedrooms – all with built-in robes; a modern family bathroom; large laundry; and separate toilet, complete the floor plan. The central living area opens directly out to a fantastic alfresco space which has been designed to be enjoyed year-round. At the rear of the allotment is a shed and two carports offering ample space for vehicle storage. A lawn area at the rear ensures there is space to play, but the allotment is certainly large enough to include a swimming pool or an elaborate garden at a later stage.Additional features:- Reverse cycle ducted evaporative cooling and ducted gas heating- Quality kitchen appliances including dishwasher, wall oven and four-burner gas cooktop- Country/period style detail including wrought iron detail to front porch, leadlight glass at entry, ceiling roses to front rooms, and timber cabinetry in kitchen- Recently updated bathrooms and spa bath- Ducted vacuum system- Leaf guard around entire home- Door from double garage to front porch and rear deck- External blinds to selected roomsDisclaimer: All property measurements and information has been provided as honestly and accurately as possible by McKean McGregor Real Estate Pty Ltd. Some information is relied upon from third parties. Title information and further property details can be obtained from the Vendor Statement. We advise you to carry out