

# 21 Highett Street, Epsom, Vic 3551

## House For Sale

Friday, 3 May 2024

21 Highett Street, Epsom, Vic 3551

Bedrooms: 3

Bathrooms: 1

Area: 8 m2

Type: House



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## Contact Agent

Escape to the tranquil beauty of Epsom with this remarkable 22-acre property, presented by Biggin Scott North, offering an unparalleled opportunity for discerning buyers. Nestled within the esteemed Low-Density Residential Zone, this prime location balances serene landscapes with accessibility to Bendigo's urban hub, ensuring a lifestyle of tranquillity and convenience. According to The Age newspaper, Bendigo is expecting a population growth exceeding 200,000 in the near future, as per its council reports. Don't miss the chance to explore the endless possibilities this property holds, from residential development to eco-tourism ventures (STCA). Features include:

- Prime Location: Minutes from essential amenities including Lansell Square Shopping Centre and Epsom Village.
- Educational Opportunities: Close proximity to reputable schools such as Epsom Primary School and Catholic College Bendigo.
- Abundant Space: Sprawling 22 acres of land, ideal for development or creating your private sanctuary.
- Development Potential: Positioned within the Low-Density Residential Zone, ideal for residential developments, medical centres, car washes, convenience restaurants, leisure centre, service station etc or eco-tourism ventures (STCA).
- Scenic Surroundings: Enjoy picturesque landscapes with Crusoe Reservoir, Bendigo Botanic Gardens and White Hills Botanic Gardens nearby.
- Investment Appeal: Perfect for investors capitalizing on Bendigo's booming economy and growing demand for rural properties.
- Proximity to Key Amenities: Walking distance to major automobile dealerships (Ford, Mercedes, Toyota), Epsom Station, Apiam Bendigo Racecourse, and Bendigo Golf Club, Woolworths, Bunnings and recreational facilities, offering ultimate convenience.
- Strong economy: Despite its small size, Bendigo has a diverse and growing economy, with a range of industries including healthcare, education, manufacturing, and retail. This means there are plenty of job opportunities for those moving to the city. It is also considered as one of Australia's most liveable cities. Unlock the possibilities that await in Bendigo's countryside - schedule your viewing today and seize this rare opportunity! Rupinder Grewal 0426 185 844 Simran Khatrha 0431 178 435 Please see the below link for an up-to-date copy of the Due Diligence Check List: <http://www.consumer.vic.gov.au/duediligencechecklist> DISCLAIMER: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.