

34 Specimen Hill Road, Golden Square, Vic 3555



House For Sale

Friday, 15 September 2023

34 Specimen Hill Road, Golden Square, Vic 3555

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 1040 m2

Type: House



Martin Skahill
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\$390,000 - \$420,000

This distinctive weatherboard abode sits high above the street, with views from the second floor towards the Maiden Gully bushland. Internally, the space will surprise you. Two large living areas and a covered outdoor area cater beautifully for a family, with one bedroom downstairs and the remaining two on the upper level. The property conforms to all leasing compliance requirements, and would be ideal as a rental property, to renovate or for first home buyers. Situated on an impressive 1040sqm block in a high profile location and zoned General Residential, developers may be interested in the possibility of subdividing into two allotments or even removing the dwelling and replacing with a multi-townhouse complex (STCA). The central location is close to St John of God Hospital, recreational facilities, Woolworths, schools, and is only 5 minutes from the CBD. Whether you are searching for a home on a big block, a renovation or development, or simply wanting to secure a property in a popular central location to lease and enjoy the benefits of natural capital growth this property is worthy of your interest and time. *The silver galvanised garden shed is not included in the sale of the property*.A copy of the Due Diligence checklist can be found at <https://www.consumer.vic.gov.au/duediligencechecklist>