



7 Botheras Court Epsom VIC

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Positioned in a fantastic Epsom locale is this wonderful home at the end of a very quiet court. It is close to Bendigo Creek walking tracks, Epsom Primary School, Epsom Village, bus transport and only a three-minute drive to Epsom Train Station for an easy commute to Melbourne. It also possesses a shed with easy vehicle access from the side of the home - a sought-after features these days.

Price : \$ 475,000
Land Size : 764 sqm
View : <https://www.phproperty.com.au/sale/vic/greater-bendigo-region/epsom/residential/house/6222160>

The home boasts four good-sized bedrooms; the master includes a three-piece en suite, walk-in-robe and feature bay-window. There are robes to bedrooms two and three (third bedroom comes with vinyl floor and would make a handy utility room), the fourth is spacious and also carpeted.



Brad Hinton
03 4411 1666

Living space consists of a carpeted lounge off the front entry which features drapes and ornate cornice. The hub



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

Residence	- 154 m ²
Entertaining Area	- 26 m ²
Verandah	- 19 m ²
Shed	- 45 m ²
Carport	- 36 m ²
Total	- 280 m²



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