






### 21 Madmans Gully Road Beechworth VIC

4  2  6 

Privately located on a generous allotment of approx. 5931sqm and surrounded by lush established gardens, this four-bedroom, two-bathroom home is peacefully situated only minutes-drive to the heart of Beechworth and all the popular cafes, restaurants, shops and conveniences. It is potentially ideal for families, retirees, tree-changers and those seeking to escape to the country to a lovingly maintained home.

The welcoming home spans two levels and features the ground floor queen-sized bedroom and a main bathroom featuring spa bath, shower, toilet and vanity. There is a separate laundry with independent access to the rear gardens.

Also, at ground level is the spacious open-plan kitchen featuring granite benchtops, electric cooking, double

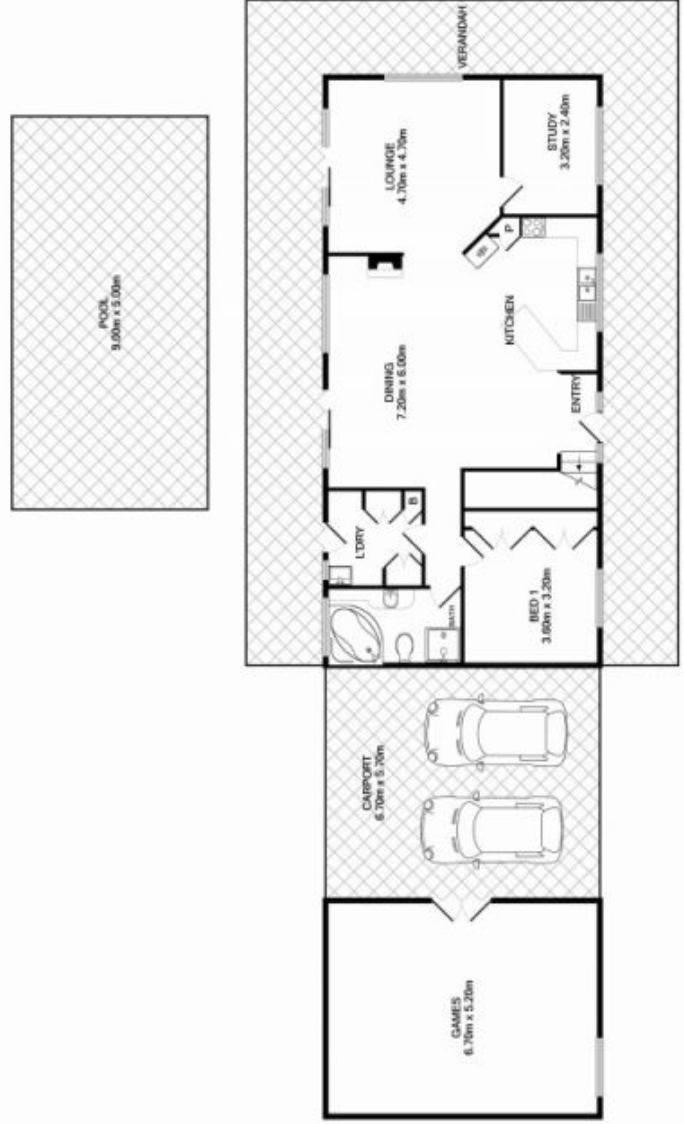
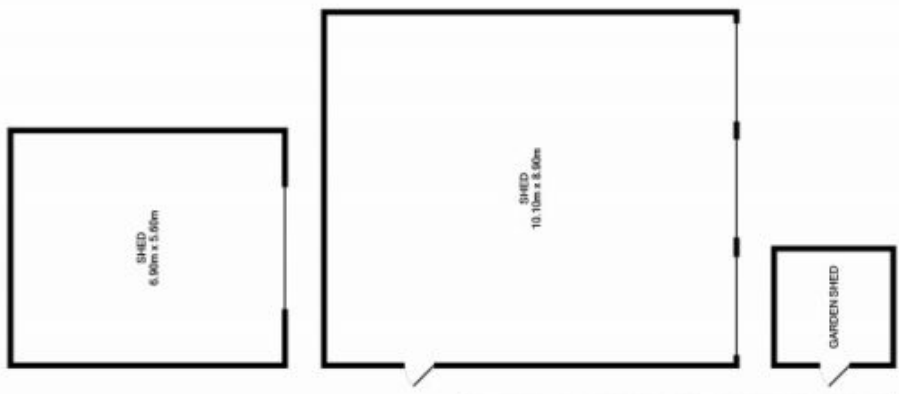
**Price** : \$ 658,000  
**Land Size** : 5931 sqm  
**View** : <https://www.indigorealestate.com.au/sale/vic/north-eastern/beechworth/residential/house/5670262>



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GROUND FLOOR



1ST FLOOR