



**35-37 Main Street Maldon VIC**

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Immerse yourself into this unique and rare find, a Commercially Zoned (1) building with a three-street frontage of 1497 sqm (approx) right in the hub of historic Maldon. A sense of space and a rich history immersed within the township, this multi-faceted floor plan includes a gallery/ shop front and a four-bedroom residence with a large private north-facing garden.

**Price** : \$1,495,000  
**Building Size** : 424 sqm  
**Land Size** : 1497 sqm  
**View** : <https://www.cantwellproperty.com.au/sale/vic/greater-bendigo-region/maldon/residential/house/7844739>

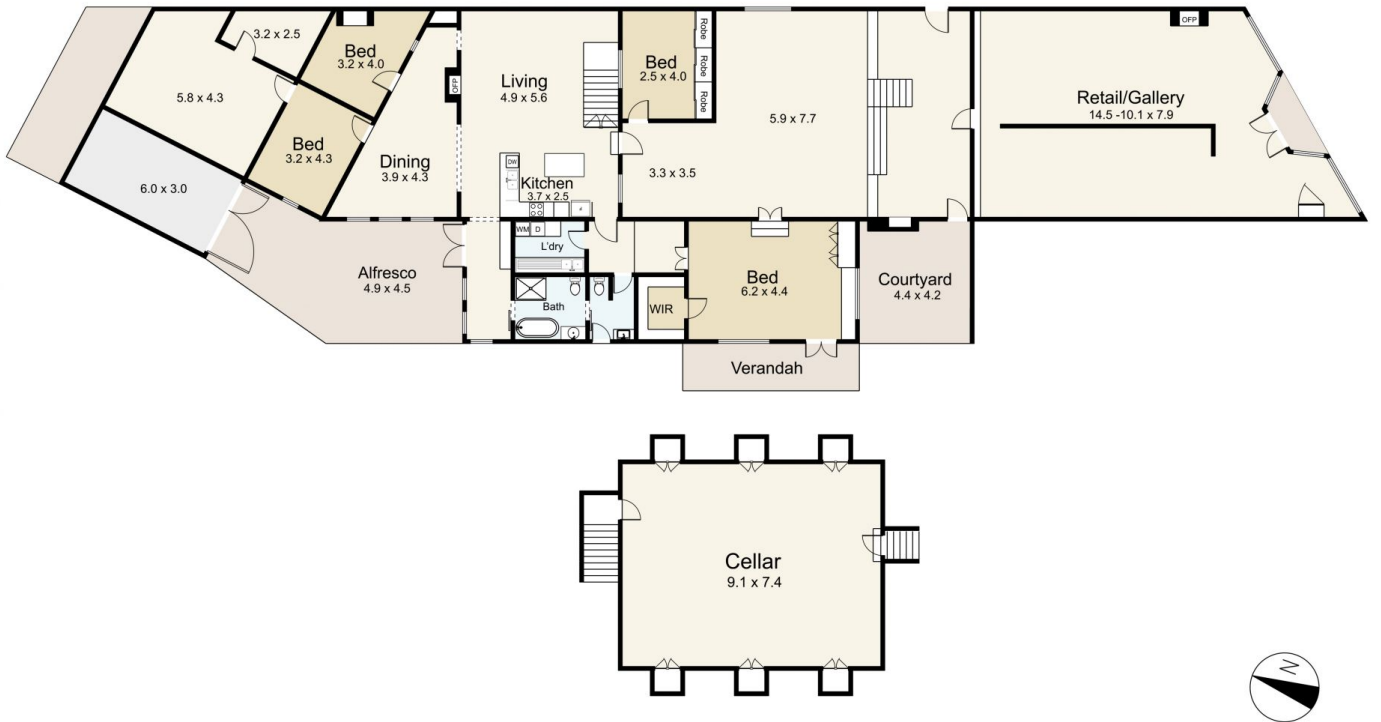
In a premium location, the double-fronted corner shopfront/gallery space with its vibrant blue entrance is an impressive 14.5-10.1m x 7.9m in size with high ceilings, stone flooring, a period open fireplace and a split system. Built by Mr Thomas Calder in c1866, it operated as the Calder's Ironmonger, Timber and Iron Merchant building until the 1930s. Today the historic building hosts EDGEgalleries, Brad Hooper Architecture and Simon Dow Photographer, with residence behind.



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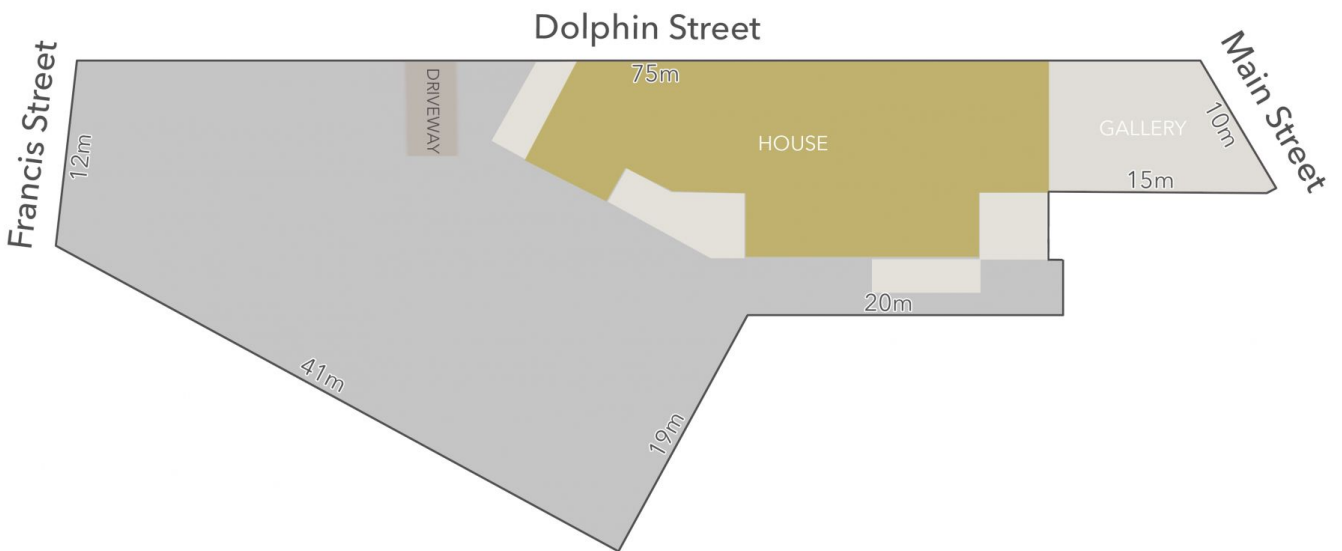


### 35-37 Main Street, Maldon

SCALE UNIT IS IN METRES  
 All measurements are approximate and for illustration purposes only. It should not be considered 100% accurate. Interested parties should rely on their own enquiries.

Residence - 424m<sup>2</sup>

Cellar - 67m<sup>2</sup>



LAND AREA : 1497m<sup>2</sup> (APPROX)



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All Measurements & Details Shown Are Approximate Only.