







Rare Acreage Opportunity

3 1 6 35.00ac

This 35 acre allotment is a prime piece of real estate located in the rapidly growing region of Kinglake. What an excellent opportunity to own this historical property having been owned by the same family for generations. Being such high quality pastoral land, this is a rare opportunity for equestrian lovers, famers and lifestyle buyers alike.

Walking over the vibrant grounds you will be sure to fall in love with the scenic regional setting. The property is divided into 7 main paddocks which are fully fenced and all under pasture conducive of bailing 300 rounds, plus an additional 2 acres of roadway easement land utilised for farming under a 99 year lease. The extensive shedding includes 6 sheds with machinery and hay sheds as well as wood sheds serviceable for the house.

There is plenty of infrastructure already available to you with 3 phase power connected to the property for all your machinery needs as well as unlimited water supply comprising of approx.

Price	SOLD for $1,350,000
Property Type	Residential
Property ID	197
Land Area	35.00 ac

Agent Details

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Office Details

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25,000 gallons of rainwater tank storage plus high quality spring water bore with 6 megalitre water right inclusive.

In addition to the pristine acreage is the 1970's original farmhouse. Consisting of 3 bedrooms, 1 bathroom, kitchen/meals area, lounge, and laundry. Features include reverse cycle split system, wood heating, open fireplace, gas heater, built in robes to all bedrooms, bathroom with single vanity, shower and bath, and separate toilet. There is an undercover patio area for entertaining, established gardens, and an existing single room bungalow adjacent to the home. If you are looking for a blank canvas or somewhere to live while you build your dream home, then this one is for you.

Situated just a short walk to the township of Kinglake with all the amenities it has to offer, this is a highly sought after property that will garner attention from the most astute buyer. Book in your private inspection today.

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