

15 Pearce Street, Branxholm, Tas 7261

Sold Residential Land

Friday, 14 June 2024

15 Pearce Street, Branxholm, Tas 7261

Area: 1012 m2

Type: Residential Land



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\$140,000

Looking for that elusive “dream ¼ acre block”? Here's one in the delightful little hamlet of Branxholm, inside 1hr 20mins drive from the Launceston airport. Mainlanders might want to get away from the city rat-race and “come up for air” in beautiful Tassie! Or maybe you're a Tas local looking for a beaut little retirement spot...The block is approx. 1012sq m, with a lovely wide 30.8m frontage onto Pearce Street, tapering to a 9.6m rear boundary, which looks down over the river. Town water is not connected, but runs past the front of the property. The block is zoned “Village”, which means you can build/develop, subject to Council approval of your plans. Jump clear of the rental “grind” and build your own, or maybe construct a couple of studios for long- or short-term rental income. This could be the place for your “forever home” where you can settle into a more self- sufficient lifestyle, collect rainwater, grow your own food, add in a few solar panels, and contribute to the rural life and community. Pearce Street, Branxholm is only 7 minutes' drive from the Derby MTB trail-head, with the beautiful 8km Valley Pond trail connecting the two towns. Many other natural gems of the North East await your exploration such as hiking trails, waterfalls, recreational lakes and rivers. Then there are attractions such as the Lilydale Lavender Farm and the Barnbogle Golf Course. Branxholm has its own pub, IGA Express, mechanic, swimming pool, pizza spots and a café. It is home to a thriving timber mill which sings happily in the background through the workday hours. A recent North Eastern Advertiser article highlighted an urgent need for experienced truck drivers in the area, and reliable workers are likely to be welcomed in any of the rural industries. Of course, there is always the work-from-home option with all of its possibilities. The town of Scottsdale is only 20 minutes away. It has a Woollies and an IGA, a hospital and aged care facility, a doctor's surgery, several mechanics and many other great local businesses. The North East is a friendly welcoming place, so if the ¼ acre dream beckons, why not check this one out?