

226 Paterson Road, Nambeelup, WA 6207

Sold Other

Wednesday, 20 March 2024

226 Paterson Road, Nambeelup, WA 6207

Area: 154 m2

Type: Other



Rob French

\$2,750,000

PRICE EXPECTATION SLASHED! Excellent Livestock Block There are +- 40 Ha of excavatable sand on this block, for which approval has been granted to extract approximately 500,000 tonnes from 24.5Ha. The block itself is zoned "Rural" located only one block away from the Peel Industrial Park and, to the Northeast, is adjacent to, and borders with, land zoned "Special Rural." Immediately to the North is a green belt as a buffer between this Rural land and the adjoining Industrial zoning. Aside from the value of the sand excavation, this block is in the heart of excellent cattle and equestrian country, featuring :-

- Flat and easily accessible land;
- Recently refenced with electrification on Northern boundary;
- Two waterholes;
- Plentiful underground water;
- Very easy access to the Kwinana Freeway;
- Less than 1 hour from the City;
- A few minutes from the Murrayfield Airport.

For more information or to arrange an inspection, call me today. Rob French 0401 970 997 or email me at rob@wesprorealty.com.au