

**250 Settlement Road, Yarra Junction, Vic 3797**

**Sold Residential Land**

Saturday, 30 December 2023

**Professionals**

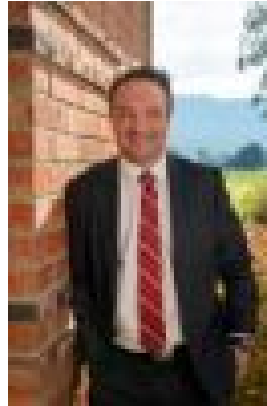
250 Settlement Road, Yarra Junction, Vic 3797

Area: 7 m2

Type: Residential Land



Ashleigh Hall  
0359671800



Matt Devisser

## Contact agent

This is an amazing opportunity to acquire a large parcel of prime agricultural land on the edge of town. Previously used for a variety of farming businesses, the near level land is thoughtfully sectioned into three paddocks and has excellent access with a solidly formed, wide central driveway. There is an established cattle race and covered holding yards. The panoramic mountain views are simply stunning, and the rear boundary borders the banks of the majestic Yarra River. Upon entering the property, you will immediately notice the expansive landscape, clear uninterrupted sky, and feel a sense of freedom. Should you be looking for a hobby farm, business opportunity, recreational adventures such as camping, fishing, and family fun, or just somewhere to get away from it all and relax beside the Yarra, this property presents an exciting opportunity with a variety of possibilities. Conveniently located only 3 minutes' drive to Main Street Yarra Junction there is an ease of access to local amenities, the Warburton Rail Trail, and the diverse offerings of the Yarra Valley. The property has an inundation overlay which may restrict construction. For any building enquiries, please contact the Shire of Yarra Ranges on 1300 368 333. Contact our experienced team on 5967 1800 to schedule your inspection today. FURTHER CONTACT By enquiring on or inspecting this property, you agree to receive further marketing information from us about other properties. To opt out of this, please contact our office on 5967 1800