

34, Kangaroo Loop, Birchmont, WA 6214

Other For Sale

Friday, 24 May 2024



34, Kangaroo Loop, Birchmont, WA 6214

Parkings: 1

Area: 2 m2

Type: Other



Barry Mitting

0895351822

Offers From \$599,000

Located on the shores of the Harvey Estuary in the beautiful Birchmont Private Estate, this 2-hectare estuary front bush block could just be the property to transform your life! Those living in this in this special pocket of dream lifestyle are surrounded by nature reserves on 3 sides, including Lake McLarty to the east, and the Harvey Estuary to the west. This lot is located directly off the estuary front reserve and features a powered 6m x 9m workshop, with large rainwater tank attached, as well as front and side fencing! Not only will these features save you tens of thousands of dollars, but also gives you a solid foundation to build your dream property! Nature lovers will enjoy the mix of regrowth and ancient trees, where native animals to enjoy backing onto the estuary front. You can get estuary glimpses at ground level, but building a two-storey home would be the best option when planning your dream home on the allotted building envelope. Under the original subdivision plan, those with a passion for animals can keep either; 1 horse; 1 cow; 10 sheep/goats or even 5 deer on the property (subject to Shire of Murray approval). It is partially fenced and ready for you to start planning your dream lifestyle future. Surely this property offers a lifestyle a lot of people dream of! Of course, given the fantastic location, one can simply walk through your back boundary to the estuary where you can enjoy a sunset or let's be honest start crabbing or fishing within minutes. For those with a boat, there is a boat ramp in the estate for access to the estuary, where you can head to the Dawesville Cut with ease, or perhaps explore the waterways north to Mandurah or south to the mouth of the Harvey River. With a location just down Mills Road from the Forrest Freeway it is only a 25 minute drive to Mandurah or just 20 minutes to Pinjarra, so shopping and entertainment precincts are not too far away from this tranquil location. Don't miss your chance to live the good life in this fantastic location! Be quick and call Barry Mitting direct on 0414 475 607 today to secure your dream