

**3430 Hopkins Highway, Ellerslie, Vic 3265**



**Residential Land For Sale**

Friday, 19 April 2024

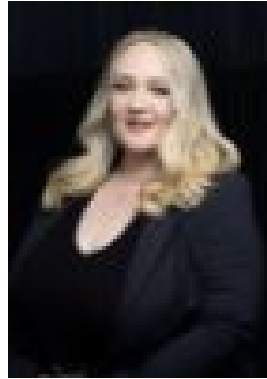
3430 Hopkins Highway, Ellerslie, Vic 3265

Area: 2020 m2

Type: Residential Land



Tessa Stephens  
0400680566



Monique Brooks  
0402740802

**\$120,000 - \$132,000**

A titled 2020sqm approx. block, ready to build your ideal home. A wonderful opportunity to seize the potential to build your forever home. From the sweeping rural aspects with established tree lines, a short stroll to historic timber bridge and Hopkins River. Set off the highway, with a slip lane for entry to the block - offering ease and security. At the rear of the development there is an additional allotment of crown land that can be enjoyed, currently in a 99 year tenure which lapse in 2098. An extension of your half acre lot. Ideal for grazing sheep, kids motor biking or just being closer to the large red gums and native vegetation surrounding. With the ability to build your dream home almost immediately, jump at the opportunity, this is the last of the four allotments available. The owners have taken a conscious effort to plant natives at the front of the block to provide further privacy and install rural fencing. With a power pit at the front of the block, services are readily available. Warrnambool and Mortlake are the closest townships, 27 minutes to Warrnambool and an easy 10 minutes to Mortlake. School busses also available for each township. What are you waiting for? Enquires and onsite inspections via request.