

**44 Beasleys Road, Frankford, Tas 7275**



**Sold Lifestyle**

Monday, 14 August 2023

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Area: 4 m2

Type: Lifestyle

## Contact agent

This exceptional 40,460sqm (10 acres) block of quality land with permanent water supply offers a wide scope of opportunity limited only by your imagination. Zoned Rural, there is existing electric fencing, a wooden barn with a concrete slab and mains power supply in place to the block. Conveniently located 40 minutes to either Launceston or Devonport, this is perhaps one of the most ideal country blocks to create a self-sustainable paradise (STCA) and build your very own house amongst the gum trees with a sheep or two and a kangaroo. Featuring both flat and gently rolling sections, the block is cleared and fringed by native bush. The land is suitable for raising livestock, grazing horses or creating the best veggie garden this side of the Tamar river. With a small dam, the spring fed creeks run year round - local legend has it that the rivers are home to gold deposits as well! 44 Beasleys Road offers absolute privacy away from the hustle and bustle -- yet the township of Exeter is only 15 minutes away, offering schools, doctors, supermarkets, hardware store, bakery and of course the fabulous vineyards of the Tamar Valley. For the keen boat, shore or canoe fisherman, the renown trout and salmon hot spots of Four Springs Lake and Brushy Lagoon are just 15-20 minutes away. With a price guide of \$425,000 - \$450,000, this golden nugget of a property represents excellent value for money and is sure to attract interest from a wide range of buyers. Don't miss your chance to secure this stunning acreage property - contact Rachel today to arrange an inspection!