

7 Recreation Road, Mount Clear, Vic 3350



Sold Residential Land

Saturday, 21 October 2023

7 Recreation Road, Mount Clear, Vic 3350

Area: 3288 m2

Type: Residential Land



Chris McAteer
0419509194

Contact agent

An exceedingly rare opportunity to acquire a large development site in a General Residential Zone, close to all amenities and public transport. This exceptional parcel of land is located in a very desirable area to reside, with scope to build a multi-unit development (STCA) where you can walk to all conveniences. Included on the site is the original brick veneer home with four bedrooms, two bathrooms and two spacious living areas, along with a family bathroom, and separate toilet & laundry. The kitchen is neat and functional, offering updated appliances and overlooks the adjacent dining/family room. The second living room has an adjoining sunroom and covered entertaining area at the rear. Additional features include central heating and a double carport. The house is currently rented and returning \$400 per week, which offers income while planning for your development. Nearby amenities include the Midvale Shopping Centre with its supermarket, Post Office, bakery, gym, butcher and fish shop, as well as walking distance to Mount Clear Secondary College, Damascus College, Mount Clear Primary School and Emmaus Primary School. Also just a short drive to Federation University, Technology Park & nearby business centres, and easy access to Ballarat CBD. An opportunity not to be missed, call Chris for further details