

# 83 Greigs Creek Road, Won Wron, Vic 3971



## Farmlet For Sale

Wednesday, 15 May 2024

83 Greigs Creek Road, Won Wron, Vic 3971

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 14 m2

Type: Farmlet



Jane Tuckett  
0427826600

**\$1,190,000**

If you have been waiting for your dream property, look no further. This size acreage with 2 titles does not come on the market very often, so don't miss out on this one. You have the very best of both worlds with 35 acres (approx) plus 4 acres of river frontage with a water licence. Located in a magnificent setting surrounded by deciduous autumn trees with rural views from all directions. These fertile flats will grow plenty of top quality pastures and enable you to cut hay. The opportunities are endless with the ability to fatten steers, have a small herd of cows and calves or surround yourself by your horses. Features include -- 2 bedrooms- Family bathroom- Guest house with 2 bedrooms and shared bathroom- Large open plan kitchen, dining, lounge room- Gas cooktop with electric oven- Solid wood fire- Airconditioning- 2 car carport Outdoor features include -- 22 solar panels- 35 acres (approx) plus 4 acres of river frontage- 2 titles- Large outdoor entertaining area with a Rotunda fit for a king- Fruit trees, vegetable patch, calf shed and chook pens- 4 bay machinery/4 bay equipment shed with concrete slab and power- Cattle yards This beautiful, picturesque property is nestled into the sheltered foothills providing warmth and serenity in a peaceful valley. Located just a short drive to Yarram for all of your shopping needs and 40 minutes to Traralgon. Come and see for yourself - Give Jane a call today on 0427 826600 For a Due Diligence Checklist go to: [consumer.vic.gov.au/duediligencechecklist](http://consumer.vic.gov.au/duediligencechecklist) Or call us on (03) 51826600