

# C/A 6 North South Road, Chepstowe, Vic 3351

## Sold Residential Land

Friday, 27 October 2023

C/A 6 North South Road, Chepstowe, Vic 3351

Area: 14 m2

Type: Residential Land



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**\$325,000**

This 37 acre or 15 hectare land parcel sits just west of the Snake Valley township with 2 road frontages and uninterrupted scenic views of the district. The block is best described as brilliant, offering undulating cleared land with good grass cover and excellent boundary fencing to 3 sides. The property sits on one title, has sealed road and gated access to Streatham Road with North-South Road being the other access point. Zoned farming under the Pyrenees Shire Council being property number 714053600, STCA this allotment would be the ideal place to build your forever home or simply use as an out paddock for your livestock or recreation retreat. The vendors prior to settlement will install a new farm fence to the south boundary line approx. 824m long and will also put a gate access point to the North-South Road. Improvements include 2 good sized catchment dams, providing water all year round. Mains power runs through the land in a East-West location and there are numerous building sites throughout. The land is positioned at Chepstowe which is a 5 minute drive to the Snake Valley general store, primary school, hotel and town centre. A 25 minute drive will have you in Ballarat and the Beaufort Village is a 20 minute drive away. For anyone wanting cleared & undulating land with a beautiful relaxing outlook, this allotment should be on your inspection list. Ballarat's Best-Selling Team