

L14/20A Marlo Road, Marlo, Vic 3888

COAST TO
COUNTRY REAL ESTATE

Residential Land For Sale

Wednesday, 24 April 2024

L14/20A Marlo Road, Marlo, Vic 3888

Area: 950 m2

Type: Residential Land



Richard Ivey
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\$259,000

Located at the entrance to the seaside town of Marlo in beautiful East Gippsland, is the Snowy River Estate. The estate consists of 14 lots ranging in size from 900 to 2640 m². Lot 14 is a flat block, nearly a quarter of an acre in size (950 m²) at the entry to the estate. The estate has all services available including NBN, underground power, town water and mains sewer. With such a generous block size there's plenty of space for a shed, gardens and for children or pets to play. The estate adjoins bushland at the rear where there is an extensive walking track network. There's plenty of open space in the estate as well with a reserve of nearly half an acre providing direct access to the walking track. The reserve will be a great spot to have a kick of the footy or a game of cricket with the children or grandchildren. The famous Marlo Hotel, river, jetty and public boat ramp are just a short stroll away. Marlo is a great place for water sports. The children will enjoy swimming in the estuary or a dip at one of the nearby surf beaches. Alternatively drop the boat or jet-ski in at one of the many local boat ramps for a bit of exploring, water-skiing or wakeboarding. Fishing is what the Marlo area is famous for though! The estuary is a great place to land a large Bream or Flathead, you can fish the surf beaches for Salmon, Tailor and Gummy Shark or launch the big boat at Cape Conran and head offshore to catch a variety of deep-water species. For those that enjoy getting out and about on foot or by bike, there are plenty of great tracks and unspoilt beaches to explore. For basic supplies, medical services and schooling, the town of Orbost is a mere 15 minutes' drive. The major rural hub of Bairnsdale is a little over an hour away where there are all the major supermarkets, Bunnings, Mitre 10, K-Hub, Harvey Norman, Betta Electrical and a host of other specialty stores and industrial services. Construction in the estate is well underway and titles are expected to be issued around the middle of 2024. Vacant land in Marlo so close the water, General Store, Cafe and Hotel doesn't come on the market very often, especially blocks of this size! Don't let this opportunity pass you by. Secure your lot today with just a 10% deposit and start planning your dream home build in this idyllic part of Victoria. Please contact Richard Ivey on 0401 113 310 for more information.