

**37 Wheatland Drive, Truganina, VIC, 3029**



**Land For Sale**

Saturday, 31 August 2024

37 Wheatland Drive, Truganina, VIC, 3029

Type: Land



Pratik Shah

0430437402

## **TITLED LAND PRIMARY SCHOOL & EAST FACING READY TO BUILD!!!**

This magnificent parcel of land is in the prime position in Ellarook Estate, a brand new residential community carefully designed to create a balanced, healthy and connected way of life that is full of possibilities.

Just 25 minutes from the city, it becomes an inspired opportunity for you and your family. Built around 530 lots strategically planned to encourage a connected and inclusive community, Ellarook's central community park will be the perfect meeting place for residents.

The master plan features wide, tree lined streetscapes, additional parks and wetlands and the local Skeleton Creek. Existing stone walls will remain as a connection to Ellarook's farming heritage. Close proximity to upcoming Truganina Train Station, Tarneit Train Station, Tarneit central shopping centre, Future on-site primary school, 30 Minutes to Melbourne CBD and much more.

Size: 404sqm (approx.)

Frontage: 14.31m

Depth: 30.37m

Call now to avoid disappointment as this opportunity won't last long.

NOTE: Link for Due Diligence Checklist: <http://www.consumer.vic.gov.au/duediligencechecklist>

\*All dimensions, sizes and layout are approximate. The producer or agent cannot be held responsible for any errors, omissions or misstatements. The plan is for illustrative purposes only and should be used as such