

**6B Livingstone Street, Warracknabeal, Vic 3393**



**Residential Land For Sale**

Sunday, 23 June 2024

6B Livingstone Street, Warracknabeal, Vic 3393

Area: 619 m2

Type: Residential Land



John Hadley

**\$47,500**

This 607m<sup>2</sup> block is a bargain because the power, water and sewerage are already done. The property is well fenced and has a frontage of approx 15.1m and a depth of approx 40.2m. There is a few established trees already there and the block is a very short walk to Warracknabeal's sporting mecca, Anzac Park. The vendor is a motivated seller but it's not a fire sale, all reasonable (not stupid) offers will be considered. The contracts will be available to sign as of the 1st July 2024. The Council rates are approx \$365pa.