

# Lot 150 Modena Road, Plumpton, VIC, 3335

## Land For Sale

Saturday, 31 August 2024

Lot 150 Modena Road, Plumpton, VIC, 3335

Type: Land



Sonu Bal

0387975400

**\*\*\*Nomination Land For Sale in Fraser Rise\*\*\***

Bal Real Estate CAROLINE SPRINGS proudly presents this perfect block of land in most popular Estate in Fraser Rise. This 402sqm approx East Facing Block will be most suitable for investors and first home buyers to build their dream home, its getting titled soon.

A quick weekly shop or a slow browse-y shop can be enjoyed five minutes from Estate. CS Square recently underwent a \$45m upgrade and is home to 75 retailers, big and small. There are 14 schools within easy reach of Taylors Run. You'll find gym sessions, tennis lessons, hockey grounds and baseball mound all close by.

Whether you need to stock up on those everyday essentials, catch up with friends for a coffee, buy a newspaper, fresh food or takeaway, everything you need will be found here in the one handy location.

It is an address perfectly positioned for convenience and growth. A place where you will take pride in your community and where your neighbours will become your friends.

A thriving suburb that is located within the City of Melton, a booming municipality with much to offer the astute buyer or investor. Place spans 14.68ha, offering 280 prime allotments centered around a 1ha central park.

This prime lot is 401.2 m<sup>2</sup>, has a block width of 12.6M, and 32M Depth. It is a short drive to neighboring schools, public transport links, and local shopping facilities.

An opportunity like this is rare to come by and will not last long! To be a part of this exciting experience, living a balanced and active lifestyle at this Estate, please call Sonu Bal on 0413 712 550 to find out more!

**DISCLAIMER:** All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.

Please see the below link for an up-to-date copy of the Due Diligence Check List:

<http://www.consumer.vic.gov.au/duediligencechecklis>