

1045 Bena Kongwak Road, Bena, Vic 3946

Lifestyle For Sale

Monday, 8 July 2024



1045 Bena Kongwak Road, Bena, Vic 3946

Area: 30 m2

Type: Lifestyle



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\$950,000 - \$1,000,000

Nestled in a tightly held farming area, this stunning property of 75 acres approximately over two titles, offers an exceptional opportunity for an idyllic country lifestyle. With its natural beauty and potential for development, potential buyers can create their dream abode and experience serene countryside living and strong community connections in Kongwak, just 27 minutes from Inverloch and even closer to Korumburra whilst the hubs of Leongatha and Wonthaggi are within easy reach, ensuring that convenience is always at your doorstep. The first title, covering approximately 5 acres, features ready-to-build house and shed sites that have already been cleared for convenience. With mains power installed and a council building permit approved, development can start without delay. The entrance to the house site is easily accessible via a pre-made rock driveway directly off the main road, cleverly sheltered by established native trees for added privacy and charm. A natural spring runs along the front of the property, and a cleared elevated section suggests a prime location for planting an orchard or vines. The second title spans approximately 70 acres of undulating, picturesque blue gum country, showcasing the area's natural beauty. This stunning property features established plantings, natural springs, breathtaking views, and electric fencing. A large dam feeds the troughs in all paddocks, ensuring a reliable water supply. The well-developed treed corridors provide excellent shelter and contribute to drier paddocks in the lower-lying areas during winter months. These growth corridors also create a safe haven for native animals, promoting biodiversity. Additionally, the paddocks can be agisted, generating annual income. This expansive property offers an ideal blend of natural beauty, agricultural potential, and biodiversity, making it a perfect choice for those seeking a serene rural lifestyle.