

# Lot 2, 751 Rookery Road, Winkleigh, Tas 7275

## Sold Residential Land

Friday, 19 April 2024

Lot 2, 751 Rookery Road, Winkleigh, Tas 7275

Area: 3 m2

Type: Residential Land



Katrina Garwood  
0363333600



Ian McCallum  
0363333600

**\$235,000**

This 8 acre block in Winkleigh comes complete with a Planning approval for a three bedroom home and a 12m x 8 m shed or adjust to your liking (STCA.) The block comes with a vast range of data including proposed house plans and a range of reports on the land. Details of the building envelope are available and marked at the block. You will be only 7 minutes to Exeter for schools, shopping and essentials and a further 25 minutes to Launceston CBD. You will have the option of just clearing the house site or look at the whole block. We can assist you with contractors who can do either of those in a potential "no fee in lieu of timber" situation or alternatively, clear the block your self and sell the firewood which would significantly reduce your initial outlay. The block offers great rural views and the opportunity to live/raise your family in a healthy and wholesome lifestyle.