

# Lot 3, 186 Edmondson Lane, Wooragee, Vic 3747

## Sold Residential Land

Friday, 22 December 2023



Lot 3, 186 Edmondson Lane, Wooragee, Vic 3747

Area: 3 m2

Type: Residential Land



Tony Stockdale  
0428629778



Janet Friend  
0407939976

**\$620,000**

Discover the ultimate in rural living with this magnificent elevated vacant allotment of just under 8 acres, located within the picturesque green belt of Wooragee. With its north-facing aspect and unspoilt rural and hillside views, this is the perfect place to build your dream home and experience the best of country living. Designed for solar passive energy efficiency, this allotment boasts an ideal setback from Edmondson Lane, ensuring you have the perfect aspect to harness the power of the sun. This fertile parcel of land has been carefully managed and is already fenced, making it the ideal location to raise livestock or grow your own fruits and vegetables. A large, deep dam and reliable spring line ensures water security for your stock and garden, giving you the opportunity to live a self-sustainable lifestyle and enjoy fresh produce straight from the garden to your plate. Nature lovers will be in their element with endless bushwalking, biking, and horse-riding opportunities available in the nearby Chiltern Mount Pilot National Park. And for families, the convenience of Wooragee Primary School just two kilometres away, makes this property the perfect place to raise children. Located just 10 minutes by car to the charming town of Beechworth and 25 minutes to the bustling City of Wodonga (Source: Google Maps 2023), this property offers the best of both worlds - the peace and tranquillity of rural living, with all the amenities you could need just a short drive away. Don't miss out on the opportunity to secure this stunning property, offering space for the kids and pets to run, play and explore, and the chance to experience the ultimate in rural living in magnificent North East Victoria. Contact us today to learn more!