

**233 Horseshoe Bend Road, Charlemont, Vic 3217**



**Residential Land For Sale**

Wednesday, 10 July 2024

233 Horseshoe Bend Road, Charlemont, Vic 3217

Area: 504 m2

Type: Residential Land



George Politis

0352411331

**\$449,000 to \$469,000**

This 504sqm flat land presents an exciting opportunity ideal for downsizers, investors, or first home buyers looking to create their dream home from scratch. Located amidst burgeoning new communities, this convenient lifestyle spot places you at the heart of it all. Easy access to Surf Coast Highway leads to the breathtaking beaches of the Great Ocean Road, while still close to Geelong CBD, Armstrong Creek Town Centre, and Warralily Village. This property offers the freedom to start designing and building immediately, avoiding the delays of block titling. Don't miss out on this exceptional opportunity!