

2700 Great Ocean Road, Hordern Vale, VIC, 3238



Rural For Sale

Wednesday, 18 September 2024

2700 Great Ocean Road, Hordern Vale, VIC, 3238

Bedrooms: 1

Bathrooms: 1

Type: Rural

CAPTIVATING GREAT OCEAN ROAD PROPERTY

CLOSE TO APOLLO BAY - PORT CAMPBELL TWELVE APOSTLES PRINCETOWN JOHANNA
136 ACRES "LOWLINE ESTATE" 55 HECTARES
LIFESTYLE B&B TOURISM INVESTMENT ?

A truly remarkable offering with uninterrupted views of Lake Hordern, Lake Costin, the Aire River and amazing glimpses of the Ocean as well as the surrounding district with Superb elevated gently rolling country providing deep rich productive soils, established pastures, delightful areas of natural bushland with Aire River frontage only 6 minutes from Castle Cove, 50 Minutes from the 12 Apostles under 30 minutes from Apollo Bay and only 13 minutes from the world-famous surf beach of Johanna.

The locally designed and built Eco-friendly home is proudly situated in a commanding position to take look down over your land and surround pasture with mature trees as a surrounding backdrop. The custom-designed and constructed home is a very contemporary design. Featuring a breathtaking aspect with uninterrupted views of surrounding farmland and the Otway Ranges, the home showcases an open plan kitchen/dining area with Gas cooking, stone benchtops, a dishwasher all while being completely off the grid.

Accommodation includes 1 good size bedroom encapsulating the uninterrupted views the Otway's, a centrally located bathroom (complete with walk in shower and toilet). Further features include the solar system (deep cell batteries) South west facing balcony, solid wood heater (nectre), and over 20,000-litre rainwater tank supply pressurized to the house. Additional features of this property include the exotic wildlife and an approved planning permit for further accommodation and a storage shed on the property which will also be off-grid accommodation.

With excellent shedding (hay and storage), power available (via generator) half enclosed, undercover steel cattle yard with loading race and crush. Fantastic access track throughout the property and over 200 meters of river frontage complete this hard-to-recreate property on the Great Ocean Road.