



## 33 Harry Crescent, HAMILTON VALLEY, NSW 2641

Build Your Dream Home in Hamilton Valley

**1,200.00 square metres,**

Positioned in the peaceful and sought-after pocket of Hamilton Valley, this rare 1200m<sup>2</sup> (approx.) flat allotment offers the perfect foundation to create your family's future.

Surrounded by quality homes and with all town services available including water, gas and electricity, this block provides both space and convenience. Enjoy the natural beauty of the nearby green belt and walking tracks, while being only a short drive to Lavington CBD and within easy reach of Lavington Sports Oval and community facilities.

With plenty of room for your dream design, gardens, or even a shed and pool, this block delivers the lifestyle flexibility families, downsizers, and investors are looking for.

Opportunities of this size and location are hard to find-secure your slice of Hamilton Valley today.

**TYPE:** For Sale

**INTERNET ID:** 21P9489

**SALE DETAILS**

**\$310,000-\$338,000**

**CONTACT DETAILS**

**Albury**

140 High Street  
WODONGA, VIC  
02 6021 2199

**Dean Star**

0407 685 580

Water Rates: \$953.67 pa plus consumption - Council Rates: \$1,722 pa

- Land Area 1,200.00 square metre





