



38 Main Street, GEROGERY, NSW 2642

Gerogery Land Opportunity

1.50 hectares, 3.70 acres

Welcome to 38 Main Street, Gerogery - a great parcel of land where space, opportunity, and that wonderful unhurried lifestyle could be yours on a large allotment of 3.7 acres (approx). If you've been dreaming of creating your own peaceful escape or maybe want to tackle a subdivision opportunity, this is one of those properties that instantly sparks the imagination.

The first lot (known as 38 Main Street) offers a flat and expansive space with services available including electricity and water with an impressive 25.20m frontage to the first lot and convenient dual access from both the street and rear lane, the options here feel wide open. Reinvent the existing two bedroom home, reimagine the space entirely, or design and build your dream country retreat from the ground up. A great sized Colorbond garden shed already sits on the property, adding practicality to the potential.

Council roads are in place and the lot as a whole offers is a flat parcel of land with a small selection of established trees in place.

TYPE: For Sale

INTERNET ID: 21P9815

SALE DETAILS

\$279,000

CONTACT DETAILS

Albury

140 High Street
WODONGA, VIC
02 6021 2199

Dean Star

0407 685 580

Location wise, it's everything you'd want from a small rural township - quiet, friendly, and wonderfully easy. You're just a short stroll to the iconic Gerogery Pub (weekend lunches sorted), and only a smooth, uncomplicated drive into Albury for work, shopping, or catching up with friends.

Whether you're looking to roll up your sleeves for a project or craft a fresh vision on a sizeable block, this property offers the perfect canvas to make something truly special.

NB please refer to agent for exact layout of land included, do not rely on accuracy of the outline in the drone photography provided

- Land Area 3.7000 acres



