



1015 Northern Highway, BYLANDS, VIC 3762

Dreaming of a Self-Sufficient Life?

53.42 hectares, 132.00 acres

Are you dreaming of living in a self-sufficient life? Surrounded by rolling hills, fertile land and home grown fruits and vegetables. Tending to and breeding your own animals and no longer being reliant off the supermarkets.

The hard work to establish is already done with a huge netted orchard and plentiful vegetable gardens already generating a huge variety of produce. This amazing property also has six paddocks with mature shelter and shade trees with 5 dams.

Located in the sought-after location of Bylands, nestled between the two thriving communities of Wallan and Kilmore. Enjoy the rural lifestyle now, whilst knowing the land appreciation on your investment will hold you in good stead in the future.

- 132 Acres approx.
- 68 kms from Melbourne CBD (1 hour commute).
- Multi-generational living arrangement (2 families under 1 roofline).

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 22749403

SALE DETAILS

[Contact Agent](#)

CONTACT DETAILS

Elders Real Estate Victoria
160 Queen Street
Melbourne, VIC
03 9609 6222

Kellie Ryan
0437 791 324

- 7 bedrooms, 3 bathrooms, 2 kitchens and multiple living areas.
- 2 wood burning heaters / gas ducted heating.
- 166,500 litres approx. (44,000 gallon) domestic water.
- Enclosed machinery/workshop shed (32 x 8 approx.) Inc. concrete floor and power.
- Open bay Colorbond® shed (18 x 6 approx.).
- Cattle yards.

The opportunity to purchase such a large parcel of land in the tightly held district of Bylands is rarely offered and to find one that is producing such amazing fresh fruit and vegetables and offering multi-generational living is an uncommon.

Inspection is by private appointment with Kellie Ryan - 0437 791 324

For a Due Diligence Checklist go to
<https://www.consumer.vic.gov.au/duediligencechecklist>

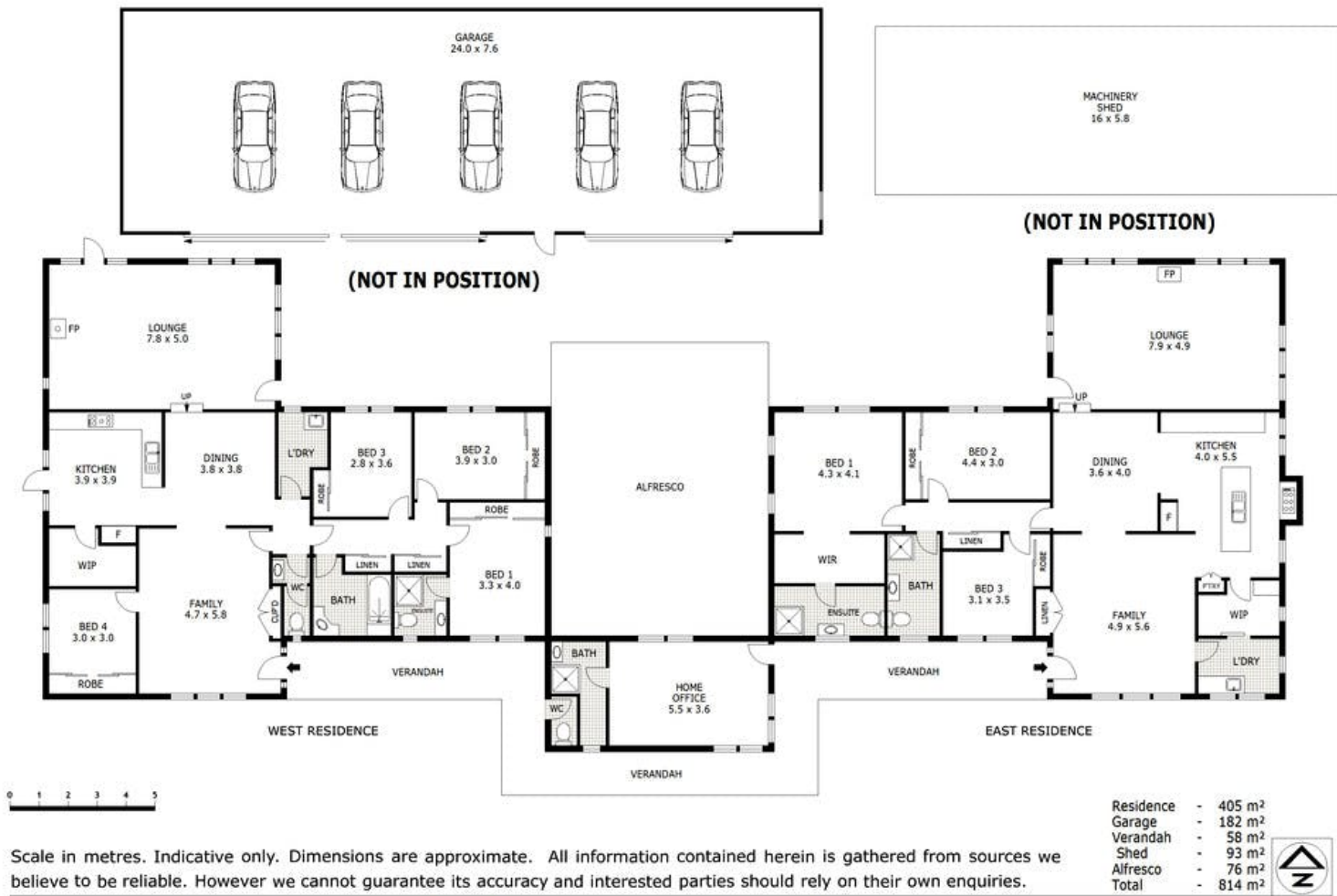
- Land Area 53.418505 hectares
- Bedrooms: 7
- Bathrooms: 3

HOMESTEAD

Bedrooms	7
Bathrooms	3







Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

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