



## 45 Marma Street, MURTOA, VIC 3390

Main Street Allotment

**1,078.00 square metres,**

Positioned on Murtoa's main street, this generous allotment offers a rare opportunity to secure a well-located parcel of land. With excellent exposure and easy access, the land offers range of future possibilities, whether you're planning a residential build or exploring a mixed-use option (STCA).

### Property Highlights:

- Approx. dimensions of 26.8m x 40.3m, totaling around 1,080sqm
- Fully fenced allotment
- 22ft storage shipping container set on level footings
- Multi-purpose shed/studio featuring a solid steel frame and wide plank flooring
- Prominent main street position with strong visibility
- Easy access to public transport

**TYPE:** For Sale

**INTERNET ID:** 300P190671

### SALE DETAILS

**\$105,000**

### CONTACT DETAILS

**Horsham**

87 Stawell Road

Horsham, VIC

03 5382 8800

**Bree Netherway**

0428388674

- Just a 1â##2 minute stroll to the lakefront and recreation area
- Close walking distance to local shops including IGA, Post Office and hardware store

This centrally located block presents a solid opportunity to build, develop or invest in the heart of Murtoa.

For further information, contact Bree Netherway on 0428 388 674 or Mat Taylor on 0437 018 787.

- Land Area 1,078.00 square metre





