



27 Neil Street, MOAMA, NSW 2731

Prime Industrial Allotment- High Exposure Location

Positioned within Moama's established industrial precinct, this substantial 5,482 sqm industrial allotment presents an outstanding opportunity for investors, developers, or businesses seeking a highly visible and accessible location.

Located at the end of Neil Street with excellent road access and exposure, the property offers flexibility for a range of commercial or industrial uses (STCA). The site enjoys convenient connectivity, located approximately 9 minutes from Echuca's CBD and 5 minutes from Moama town centre, while also benefiting from direct access to the Cobb Highway and key regional transport routes.

Surrounded by a strong mix of established businesses including trade suppliers, automotive operators, storage facilities, machinery services, manufacturing, and distribution enterprises, the precinct continues to attract consistent commercial activity and demand.

With industrial land in the Echuca- Moama region becoming increasingly limited, this property represents a rare opportunity to secure a well-positioned parcel within a growing business hub.

TYPE: For Sale

INTERNET ID: 300P194227

SALE DETAILS

\$900,000 + GST

CONTACT DETAILS

Elders Real Estate Echuca
29-35 Cornelia Creek Road,
Echuca
Melbourne, VIC
03 5481 1000

Oliver Boyd
0407 095 143

Property Features

- 5,482 sqm industrial allotment
- Excellent exposure within Moama's industrial precinct
- Dual access via Neil Street and Bowlan Street allowing excellent vehicle movement
- Fully serviced with power, water and essential utilities available
- Located within Moama's established industrial and commercial precinct
- Ideal for commercial development, storage, transport yard or business expansion (STCA)
- Excellent access to Cobb Highway and regional transport networks

Price Guide: \$900,000 + GST

For further information or to arrange an inspection, please contact:

Oliver Boyd- 0407 095 143

oliver.boyd@elders.com.au

- Land Area 5,482.00 square metres
- Commercial Type:

