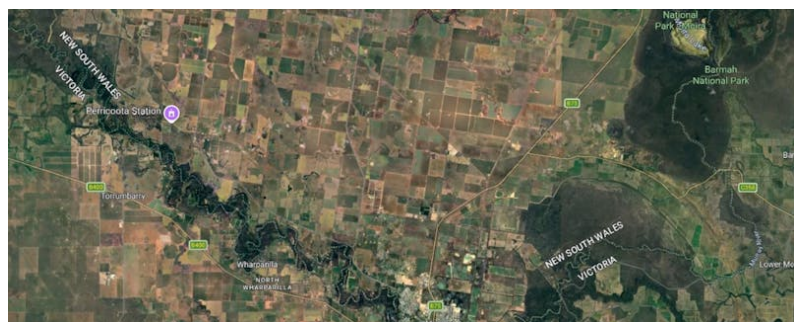


61 Perricoota Street, Womboota

6,069 sqm



61 Perricoota Street, WOMBOOTA, NSW 2731

6069 sqm Land Holding with Endless Potential- Womboota

6,069.00 square metres,

An exceptional opportunity presents to secure a substantial parcel of vacant land in the heart of Womboota, offered as one combined holding comprising Lots 6, 7 & 8 Perricoota Street.

Spanning approximately 6,069 square metres, this generous allotment provides outstanding scope for those looking to build, invest or explore future development potential (STCA), with town services available in the area, however not currently connected to the property.

Set within a quiet and tightly held rural community, the property offers a relaxed lifestyle setting while remaining conveniently located approximately 35km from Echuca and 31.6km from Moama. With no existing improvements, the land is a true blank canvas, ready for purchasers to bring their vision to life.

Whether you are looking to create a spacious lifestyle property, secure a landholding for the future, or investigate development opportunities (STCA), this is a rare chance to

TYPE: For Sale

INTERNET ID: 300P194698

SALE DETAILS

\$50,000

CONTACT DETAILS

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

Oliver Boyd
0407 095 143

acquire a sizeable footprint within a sought-after setting.

KEY FEATURES:

- Combined land holding of approximately 6069 sqm
- Three titles- Lots 6, 7 & 8 Perricoota Street, Womboota
- Offered for sale as one parcel
- Vacant land- ready for immediate use or development (STCA)
- Generous size allowing flexibility for building or future potential
- Peaceful setting within a close-knit rural community
- Convenient access to Moama, Echuca and surrounding regions

For more information please contact: Oliver Boyd- 0407 095 143

or email: oliver.boyd@elders.com.au

Disclaimer: Information provided is for general guidance only. The vendor and agent do not warrant accuracy. Prospective purchasers should rely on their own enquiries and seek independent advice.

- Land Area 6,069.00 square metres