



## Lot 338 South Terrace, FOWLERS BAY, SA 5690

Vacant Land on the Edge of Fowlers Bay

**1,500.00 square metres,**

If you are searching for a peaceful escape far removed from the pace of modern life, this generous 1500m<sup>2</sup> vacant block offers a rare opportunity to secure your own slice of remote coastal Australia. Set on the edge of a quiet seaside township along the Great Australian Bight, this property is perfectly suited to those seeking simplicity, space, and a true connection with nature.

Life here is all about slowing down. Spend your days fishing, swimming, or enjoying a variety of water activities in an unspoilt coastal environment, with vast beaches, open skies, and a sense of freedom that is increasingly hard to find. The area is also known for seasonal whale sightings, adding another layer of natural beauty to this already unique location.

The block itself is generous in size and presents a blank canvas, ready for you to create your ideal off-grid retreat. Some excavation of sand dunes will be required prior to building, and with no existing improvements, you have complete flexibility to design and develop to your own vision.

A practical advantage of the property is an existing water arrangement shared with the neighbouring allotment. A pipeline runs through the property from a bore and windmill

**TYPE:** For Sale

**INTERNET ID:** 300P194820

**SALE DETAILS**

**\$150,000**

**CONTACT DETAILS**

**WUDINNA**

44 Eyre Highway

WUDINNA, SA

08 8680 3300

RLA: 62833

**Elaine Seal**

0428 400 210

located beyond the boundary, supplying water to two tanks owned by the neighbour but positioned on this block. This long-standing agreement provides the owner with access to bore water and will remain in place for any future transaction.

Adding to the appeal, there are no annual council rates payable in this outer area. The only ongoing cost is the Eyre Peninsula Landscape Levy, approximately \$106 per annum, making this an extremely affordable holding opportunity.

Whether you are looking to build a remote getaway, embrace an off-grid lifestyle, or secure land in a unique and tightly held coastal pocket, this property represents a rare and compelling opportunity. Call the Agent to seek a letter of offer form to secure your purchase in this very tightly held remote town of Fowlers Bay.

- Land Area 1,500.00 square metre







