



## 2 Main Street, DERBY, TAS 7264

Potential In Its Purest Form

**1,520.00 square metres,**

In the vibrant town of Derby, the window of opportunity to secure a coveted vacant block like 2 Main Street is narrowing, making it a prime moment to invest in this exceptional allotment.

Positioned on the desirable high side of Main Street, the expansive 1,520 sqm\* land

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**TYPE:** For Sale

**INTERNET ID:** R23904025

**SALE DETAILS**



parcel offers a canvas for various development options. Notably, the property comes with approved plans from the esteemed architects S. Group for two A-Frame studios, complemented by detailed quotes for construction commencement from the reputable Tas City Building.

With TasWater approval already secured and installations completed, this site is a rare and ready-to-go resource. As Derby thrives as a mountain biking hub and recreation destination, the rewards for participating in its growth are undeniable. The strategic location of this allotment, coupled with its breathtaking views, makes it one of Derby's most dynamic opportunities.

The allure extends beyond just biking, encompassing contributions to Derby's ongoing progress, whether through commercial ventures, Airbnb spaces, or crafting your own residential haven. Seize the moment and shape the future in Derby, where the town's evolution promises a prosperous and fulfilling investment journey.

Derby is 34 km from Scottsdale and 95 km to Launceston. Tourism is booming in NE Tasmania with Internationally ranked Barnbougle and Lost Farm Golf Courses, Wineries and of course being the Capital of Mountain Biking in Australia, the Blue Derby MTB trails on our doorstep. The property market in Derby is tightly held and properties are like hens' teeth. Make the call!

- Land Area 1,520.00 square metre

**Offers Over \$249,000**

#### **CONTACT DETAILS**

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