



32267 Tasman Highway, DERBY, TAS 7264

Historic property with a fabulous future.

Exceptional investment & lifestyle opportunity in Tasmania's North East.

A landmark property of unprecedented scale and scope awaits approximately 25 acres of pristine bushland spanning three separate titles. The two smaller titles are for sale By Offer. On one of those titles there is a partially furnished house ready for immediate rental return or short term accommodation opportunity (STCA). If you're

TYPE: For Sale

INTERNET ID: R24557616

SALE DETAILS

By Offer

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

looking for a larger development opportunity the sale of all three titles is available through negotiated sale.

Nestled in a tranquil lakeside setting fed by the Valley Creek, this historically significant and renovated residence offers the perfect sanctuary for wildlife and you, with opportunities to shape your own future in one of Tasmania's most memorable regions.

Property Overview:

- Land: Approximately 25 acres of native bushland across three titles
- Setting: Lakeside sanctuary beside the Valley Pond, rich in birdlife and peaceful natural beauty
- Residence: Historically significant home with origins tracing back to the Briseis Extended

Tin Mine Engineer's cottage

- 4 bedrooms, 2 bathrooms
- Open-plan kitchen and spacious living area with considerable character
- Outbuildings: Multiple structures ideal for storage, workshops, studios, or creative spaces.

Location & Lifestyle Highlights:

- Adventure & Leisure:
- Situated between two of the World Trail designed Blue Derby MTB trails - Valley Ponds trail linking Derby to Branxholm, and the renowned Kingswall trail
- A short walk in either direction to enjoy lake side tranquillity and a chance to glimpse the resident platypus

Natural & Historical Heritage:

- Remnants of the historic Briseis water race and the valley siphon are on-site
- Frequent sightings of native wildlife, including the elusive masked owl
- Unmatched access to Tasmania's natural beauty and rich mining history

Commercial Potential:

- Ideal for eco-tourism ventures, boutique accommodation, further dwellings (STCA) or rural lifestyle living.
- Site of proposed Tin Valley Brewery and Blue Trail Distillery â## unlocking significant business opportunities

Why This Property?

- Versatility: Perfect for private lifestyle, eco-retreat development, or boutique hospitality
- Investment Appeal: A rare chance to capitalize on the booming mountain biking tourism

CONTACT DETAILS

REX Launceston
54 Cameron Street
LAUNCESTON, TAS
03 6333 7888

Justin Wiggins
0438 522 876

industry and growing visitor activity in the region

- Tranquillity & Accessibility: Secluded yet conveniently located with easy access to thriving

tourism infrastructure

- Historic Charm: The unique blend of heritage and modern renovations offers a character-

filled residence surrounded by nature

Titles & Sale Details:

- Three separate titles in a secluded, highly desirable location near Derby, Tasmania
- Title 1 6,059 m2 includes house
- Title 2 7,577m2
- Title 3 9.06 ha available with Titles 1 and 2 by negotiation

This landmark property is more than a home â## it's an invitation to create a lasting legacy in Tasmania's vibrant North East.

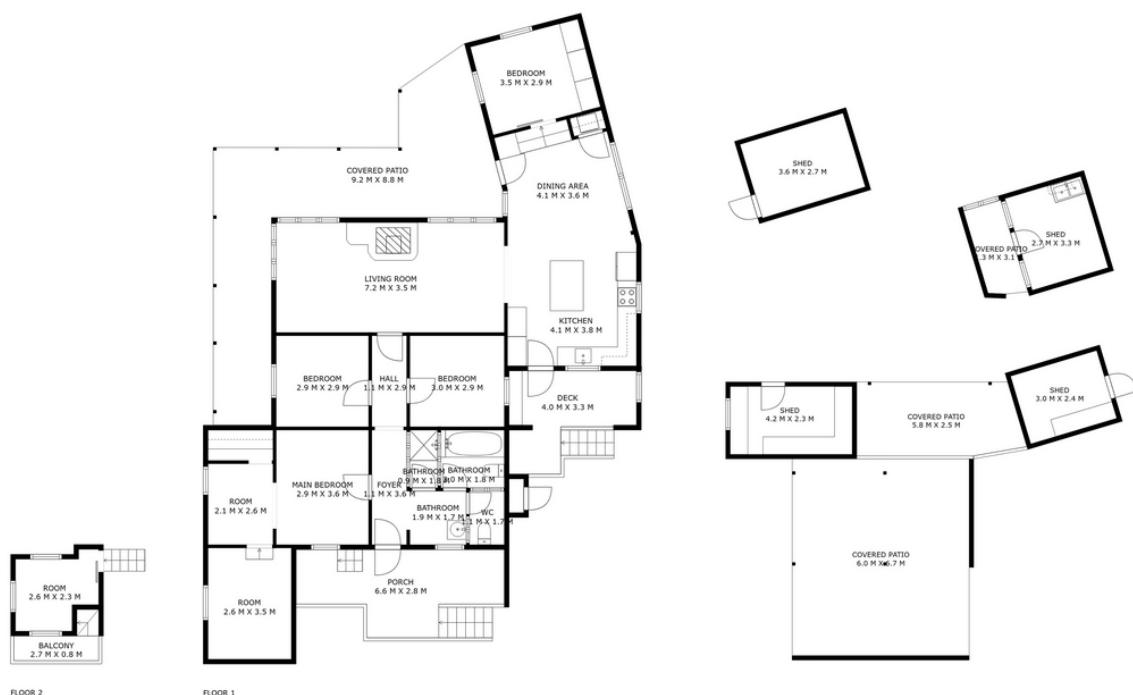
- Land Area 25 acres
- Bedrooms: 4
- Bathrooms: 2
- Double carport











32267 TASMAN HIGHWAY, DERBY



Plan is not to scale. The floor plan is intended as a guide only. All information is indicative and approximate. All information is to be verified on site. The vendor and/or listing agent and provider of this floor plan are not responsible for any errors and/or omissions.

Provided by NB Media

