



**YARRAMBAT, VIC**

**EXPRESSIONS OF INTEREST INVITED!**

YARRAMBAT-'THE BEST OF BOTH WORLDS'  
 RARELY LOCATED, RIGHT IN THE CBD OF THE YARRAMBAT TOWNSHIP, IN THE 'TOORAK' OF THE NORTHERN RURAL SUBURBS is this rare 7.5 Acres (3.06HA) approx. of land that has heavenly views over the Diamond Valley looking across to the Dandenong Mountain Range and the Kangaroo Ground Look-out Tower.

This land has Road Frontage to Youngs Road at the front and Eisemans Road at the rear and is opposite part of the prestige Golf Links Estate.

There is a current Town Planning Permit to construct a dwelling on a designated flat building envelope which is 1,130 sq. mts. (can be varied S.T.C.A.)

Truly a very scenic setting being approx. half natural bush and half clear with a few nice sheltered grazing patches for the horse enthusiast.

This rare property has been in the same family ownership for nearly 40 years.

Superb location with easy commuting distance to several rail stations, various shopping centres and Melbourne C.B.D.

Inspections available by appointment.

**Price:** EXPRESSIONS OF INTEREST INVITED



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