



## 13 Ballantyne Rd Nethercote

### THE WINNER TAKES IT ALL - UNDER CONTRACT

Elevated with breathtaking views of the postcard perfect Nethercote Valley resplendent with lush rolling hills and meandering creeks along the valley floor, magic 4 acre allotment with all the hard work done and ready to roll. Fully fenced and cleared with fertile basalt soil, excellent easy access drive leading to a huge prepared house site complete with 130,000l water tank and fully approved plans for a contemporary, 4 bedroom designer home. Both power & phone available and water is accessible via an easement to Centipede Creek. Just minutes from the community hall, fire shed etc and a lazy 10 minute country drive to all the facilities of Eden's township and the beach. **No second chances – call the office for block/house plans and full particulars.**

This information has been provided to us by third parties and we do not accept any responsibility for its accuracy. You should make your own enquiries and check the information so as to determine whether or not this information is in fact accurate. You must make your own assessment and obtain professional advice if necessary.

📏 4.00 ac

|                      |                    |
|----------------------|--------------------|
| <b>Price</b>         | SOLD for \$520,000 |
| <b>Property Type</b> | Residential        |
| <b>Property ID</b>   | 1847               |
| <b>Office Area</b>   | 0                  |
| <b>Land Area</b>     | 4.00 ac            |

### Agent Details

Chris Wilson - 0427 003 406

### Office Details

174 Imlay St Eden NSW 2551  
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