



**SOLD**

## AFFORDABLE VACANT LAND

Uri Ross Property proudly presents Lot 4, 7a Bruton Street Casino. These free hold lots has their own title and are ready to sell with a standard settlement. Located just 2km from the centre of town are these two flat lots at a great, low, firm price.

Lot 3 - SOLD  
Lot 4 - \$133,000

The services are ready and connected:

- water
- sewer
- power

The land is part of a recent development, and due to the '22 weather event, the subfloor height is to be approx 2.2m above the natural ground level as stipulated by Council. Take advantage of the requirement and build 2.4m + and utilise downstairs as your garage, laundry & rumpus room.

Relocatable homes are accepted, there are no building covenants = no restrictions, you just need to seek standard approvals for your construction.

Soil tests are on file available for potential purchasers, email for a copy.

This is some of the most affordable land in the region so take advantage of the low firm price and call Uri today for more information.

Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.

0 BED | 0 BATH | 0 CAR

PRICE:  
\$125,000

OPEN FOR INSPECTION:  
N/A



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