



SOLD

18.45 ACRES, 3 SIDES FENCED & A BORE!!!

Set on 7.47 hectares (18.45 acres), this picturesque property offers a unique opportunity to own your very own olive grove in the heart of Millmerran Downs. Fenced on three sides and zoned Rural with Category X (exempt clearing) status, it's the perfect blend of lifestyle and potential.

Scattered with mature olive trees—untouched since around 2015—this grove is ready for revival. With a little love, pruning, and fertiliser, you could be rewarded with a flourishing orchard once again. Imagine long lunches and relaxed afternoons under the olive trees – it's the perfect setting for a picnic among the groves.

Additional features include:

- *Bore on site (currently powered by the neighbouring property)
- *Power available approximately 100m from the boundary
- *Three sides are fenced & will keep sheep in
- *Peaceful setting with natural resource zoning flexibility

Whether you're dreaming of a hobby farm, a country escape, or bringing the grove back to life, Lot 53 is a rare find with endless possibilities.

0 BED | 0 BATH | 0 CAR

PRICE:
\$168,500

OPEN FOR INSPECTION:
N/A



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