



FOR SALE

BENDIGO'S RAREST INDUSTRIAL 1 ZONED LAND OPPORTUNITY

Position your business, development or investment portfolio for long-term success with this rare release of two Industrial 1 Zoned (IN1Z) allotments in Golden Square – one of Bendigo's most tightly held and in demand industrial precincts. Lots to be sold separately or together.

Located just minutes from Bendigo CBD and strategically positioned on the Melbourne side of town, these sites offer distance to sensitive uses, and immediate access to key arterial routes providing direct links to Melbourne and regional Victoria.

The lots are offered to the market for the first time in 20 years and present as one of the last scale opportunities for IND1 near the Bendigo CBD.

Property Highlights:

- 2 x Allotments Available - Sold separately or together. Ideal for owner-occupiers, small unit development, large scale logistics warehousing, manufacturing, or further small lot subdivision (STCA).
- Industrial 1 Zoning (IN1Z) - Coveted IND1 offers a flexible wide range of warehousing, manufacturing, logistics, and recycling uses, to name a few.
- Prime Position - Located in an established industrial precinct with serviced road reserves, approximately 5 minutes from the CBD.
- Melbourne-Side Advantage - Ideal for operators with freight/logistics connectivity needs.
- Development Ready - Perfect for owner-occupiers, investors, or developers seeking their next project.
- Scarce Opportunity - No comparable Industrial 1 land supply left in Bendigo inner city precinct.
- Proximity to Power Terminal and Substation - Opportunity for renewables, batteries and/or data centre development.

Whether you're looking to occupy, develop or invest, these lots represent one of the last scale IND1 opportunities within the Bendigo inner city.

Enquire today with Jag and secure your position in Bendigo's industrial market with The Golden Square Pair.

0 BED | 0 BATH | 0 CAR

PRICE:
Contact Agent

OPEN FOR INSPECTION:
N/A



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