

42 VICTORIA STREET, KORUMBURRA, VIC, 3950



# FOR SALE

## RARE OPPORTUNITY IN THE HEART OF TOWN.

Nestled in the heart of popular, scenic Korumburra, this prime residential land at 42 Victoria Street presents an extraordinary opportunity to build your dream home in one of Victoria's most charming historic towns. Located just 120 kilometres south-east of Melbourne, this generous fully serviced 826m<sup>2</sup> block is within easy walking distance to many shops and amenities. Handy to the tennis, bowls and croquet clubs, as well as the recreation centre, recreation reserve, the local indoor and outdoor pools and upcoming supermarket upgrade.

### Why Korumburra?

The natural beauty of the region extends beyond the township, with coastal Inverloch just 28 kilometres away offering pristine beaches and seaside recreation. The elevated position provides cooler temperatures, creating a unique microclimate that adds character to this special location. Rolling green hills provide stunning vistas and create a sense of space and tranquillity that's increasingly rare so close to Melbourne.

This is your chance to secure a piece of Korumburra's bright future while enjoying all the benefits of its rich heritage. With the township experiencing unprecedented growth and development, now is the perfect time to establish your presence in this historically significant yet forward-looking community. Whether you're planning a family home, retirement retreat, or investment property, this land offers the foundation for your South Gippsland dreams.

- Strategic location 120km from Melbourne with highway access
- Coastal Inverloch just 28km away for beach recreation
- Elevated 227m above sea level with cooler climate
- V/Line coach services connecting to Melbourne
- Growing township with significant residential expansion planned

Contact Skye Clothier 0498 136 161 or Christie Nelson 0407 812 904 for further information.

Disclaimer: While 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 satisfy themselves by inspection or

0 BED | 0 BATH | 0 CAR

PRICE:  
\$375,000

OPEN FOR INSPECTION:  
N/A



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Christie Nelson Real Estate