







GENUINE DEVELOPMENT OPPORTUNITY - APPROVED 71 RES. LOTS

The 'Great Shift' is on!

In light of events over the course of 2020, many Australians are casting their eyes toward regional areas, to find a different pace and peace of mind - away from hectic city life.

One of the areas clearly in their sights is Tasmania, and specifically the magical, unspoiled North-West.

The Jewel in the Crown is Ulverstone - where sea and green changers are moving to and will continue to do so.

It is also a 'hot-spot' for first home buyers based on affordability and relaxed lifestyle.

Here is an opportunity for developers and property entreprenuers to take advantage of the current, and likley future demand for residential property in around the 'Central Coast' of Tassie.

At a glance this 18.4 acre, residential block offers:

- Approval for 71 Residential Lots
- Sized between 650sqm and 1300+ sqm

73,800m2

Price	SOLD
Property Type	Residential
Property ID	8
Land Area	73,800 m2

AGENT DETAILS

Craig Heppell - 0400 180 515

OFFICE DETAILS

Ulverstone Real Estate
0400 180 515

- Likely current average retail price on each is $100,000 - $120,000
- Ready to go Building Approval on the first 14 Lots
- A large 3 Bed, 2 Bath, 4 Car brick home already in place with likely rental return of $450pw
- Varying views of the Dial Ranges, Leven River and Bass Straight
- A 3 minute drive into the thriving heart of Ulverstone, 15 minutes to Devonport (the Gateway to the North West) and just over an hour's drive to Launceston.

This is a genuine sale as the owners' health has brought about their decision to sell.

Don't miss this REAL opporunity to take advantage of a very healthy property market here in the North West.

Simply contact Craig for an initial chat and full disclosure on all relevant details regarding approvals and requirements to bring these residential lots to market.

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