

SOLD

121 Racecourse Road, Yea



## Unlimited Potential on 4 Acres

This amazing property situated on approx. 4 acres has excellent potential to do many things.

First of all, it would accommodate a large family having 5 bedrooms. All have built in robes with the main bedroom having 4 built in robes and full ensuite. Other rooms in the dwelling include formal lounge room, family living area, formal dining room, kitchen, meals area and laundry. There is good car accommodation with a triple carport provided.

Secondly, being in a low-density residential area gives it excellent potential for subdivision. One scope of thought is to leave the dwelling and improvements on 2 acres and subdivide the other 2 acres into 2 lots and sell them.

Thirdly, is the opportunity to run your business from home, whether you're a plumber, builder or whatever your trade is. A 12 x 9m studio all powered up and plumbed in will cater for that

5 2 3 16,118 m<sup>2</sup>

**Price** SOLD for  
\$1,050,000

**Property Type** Residential

**Property ID** 201

**Land Area** 16,118 m<sup>2</sup>

### Agent Details

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### Office Details

Integrity Real Estate - Yarra Glen

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**Integrity**

quite comfortably. It includes 2 toilets, bathroom and kitchenette.

Apart from these golden opportunities the home has good north-easterly views and 18 solar panels providing 4.8K.W of solar power to keep your electricity bills right down. The gardens are well established.

Let the astute investor take notice. An opportunity like this rarely comes up.

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