



552 Bungaree Creswick Road Pootilla VIC

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A rare opportunity exists to purchase quality land in this highly sought after location on Ballarat's eastern fringe. This will surely appeal to a wide number of potential buyers for home occupation or weekenders looking for a change in lifestyle. Properties like this are hard to find. There are recent permits in place for a new dwelling, however the option is yours to retain the existing home.

The home has recently been made more comfortable, featuring 2 generous size bedrooms plus a study, there is a wood heater in the living area and the country kitchen has a LP gas stove as well as a wood stove.

Situated on the corner of Creswick-Bungaree Road and Ralston Road only 15km from Ballarat CBD and just 5 minutes to the Western Highway, this 32 acres (approx 13 HA) property boasts fertile volcanic soil, ample water and a solid Aluminium clad home.

Outside improvements include a 5 bay brick machinery

Land Size : 13 ha
View : <https://www.doepels.com.au/sale/vic/ballarat-western-district/pootilla/residential/rural/6187811>



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Total Living Area: Approx. 14.7sq

