

INFORMATION MEMORANDUM



55 Gard Road
Mount Cottrell - Vic



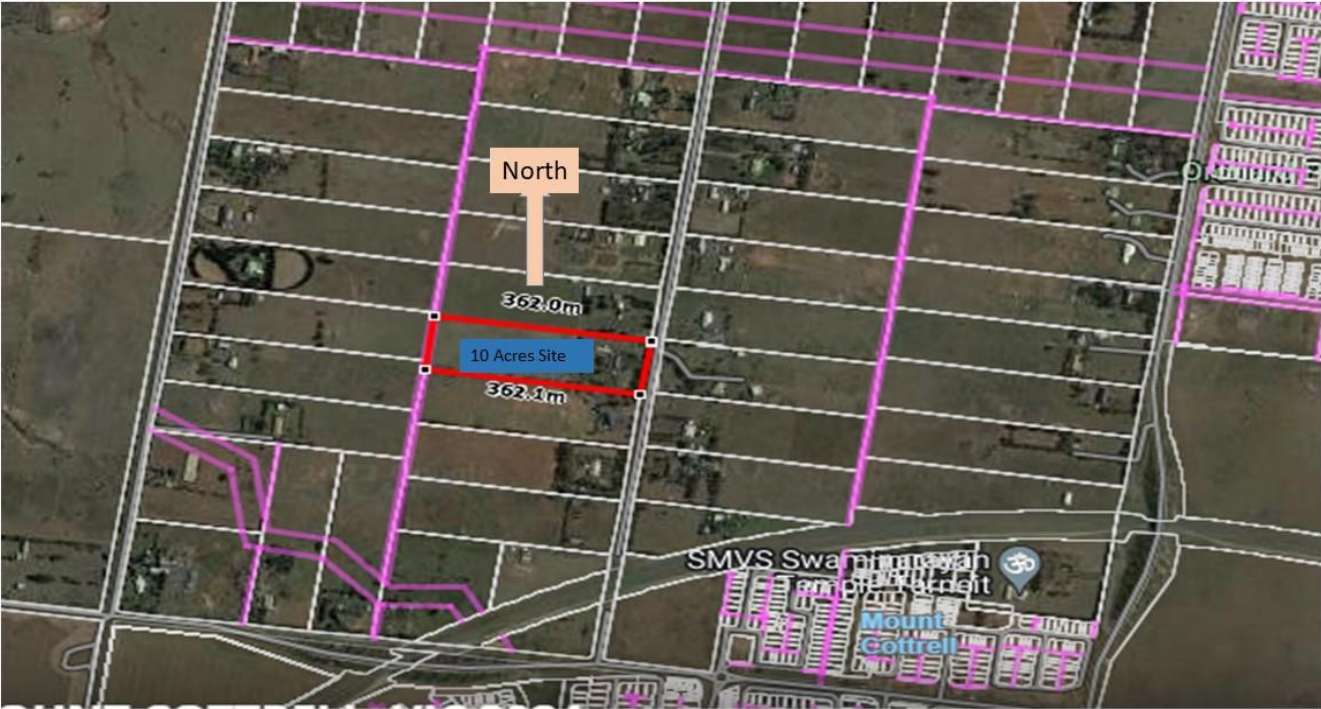
PERFECT FUTURE INVESTMENT

Prime Land under Future Residential Subdivision (STCA)

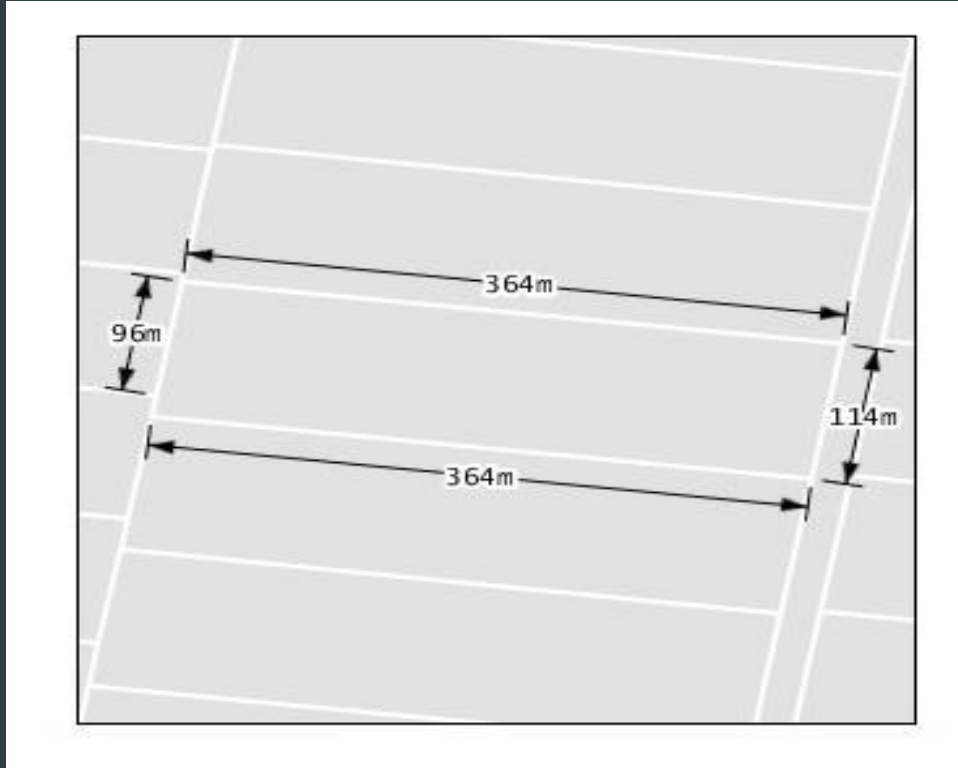
- Under the Oakbank PSP 1088 are 10 acres (approx.) in UGZ (Urban Growth Zone).
- Draft framework structure plan suggests this site will be suitable for conventional Residential lots in the near future (STCA).
- Located in close proximity to primary and secondary schools, parks, recreation facilities & local amenities.
- Close to New Tarneit Station and the proposed Davis Road train Station & easy access to transport.
- 10 kms (approx.) from Werribee Plaza.
- 31 kms (approx.) from Melbourne CBD.
- 37 kms (approx.) to Melbourne Airport.
- Currently holds a 4 Bedroom double storey lifestyle house.

Site View

55 Gard Road, Mount Cottrell (PSP 1088 Oakbank)



PROPERTY DIMENSIONS



Ariel Views of Property



Want to discuss further



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