



## 25 Cartons Road Gordon VIC

YPA Estate Agents Ballarat are proud to present this perfectly positioned allotment of land in one of the highest demand pockets of Gordon, sitting on a large 1584m<sup>2</sup> (approx.) block with very impressive proportions within walking distance to the central township.

This property is conveniently located just 26 km away from Ballarat's town centre, 11 km away from Ballans town centre and approximately 94 km away from Melbourne's CBD, the site features boundary fencing.

Gordon is a small township in Victoria, where grazing, horse-riding or trail bike riding would be the ideal interest for those looking at a tree change or for those just looking for room to move.

Call Shane Spiteri today if you are wanting to escape the city life and live the country dream.

**Price** : \$379,000 - \$409,000  
**Land Size** : 1584 sqm  
**View** : <https://www.ypa.com.au/7383554>



**Shane Spiteri**  
0488 980 115



**James Mangan**  
0408 986 482

(Photo ID is required at all open for inspections)