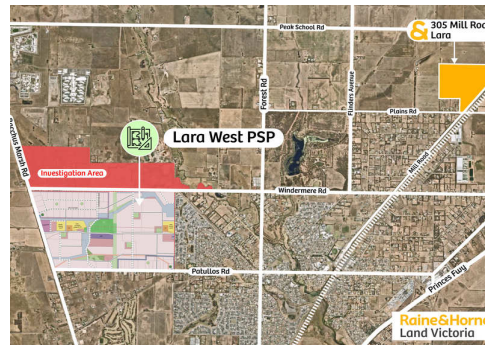
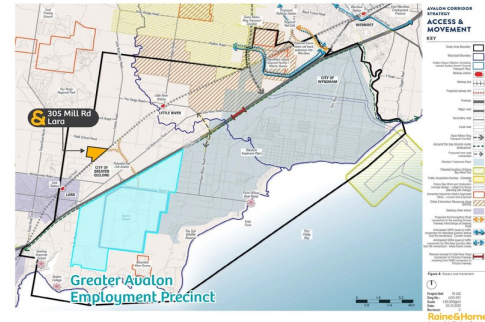


160 Acres in LARA STRATEGICALLY POSITIONED to directly connect AVALON AIRPORT and surrounding EMP...



305 Mill Road, Lara

UNDER CONTRACT

Raine & Horne Land Victoria is proud to present this land parcel of approx. 160 acres in the Farming Zone in one of the fastest growing corridors of Melbourne & in the Heart of Lara. This property is strategically positioned in the close vicinity of upcoming station that would connect to Avalon Airport and Greater Avalon Employment Precinct.

Lara is a town in Victoria, 18 km north-east of the Geelong CBD, inland from the Princes Freeway to Melbourne.

The G21 Regional Growth Plan provides a strategic land use and growth framework to manage population growth of the region to 500,000 by 2050. The Plan identifies Avalon Airport and surrounds as an 'employment growth' opportunity and the development of a national transport and logistics precinct which includes and connects Avalon Airport, the Port of Geelong and the Geelong Ring Road Employment Precinct to maximise efficiencies in freight movement. This includes improving road and rail access to and from existing broad and standard gauge rail networks and major roads, including the Princes Freeway and the Geelong Ring Road.

Lara is well-placed to accommodate some of this growth. Together with Armstrong Creek to the south of urban Geelong and parts of the Bellarine, the township of Lara is designated for green field urban growth in the Greater Geelong Planning Scheme.

Property ID: L26757651

Property Type: Land

Land Area: 160.0 acres

Kevin Paghdar

0426510510

kevin.p@landvictoria.rh.com.au

Key Insights

- Part of Aualon Growth Corridor
- Size – 160 Acres approx.
- Zone – Farming Zone
- Property sits right next to Rural Living Zone
- Quick Access to Freeway
- Uninterrupted views of the You Yangs
- 7 mins drive to You Yangs Regional Park
- 5 mins drive to Lara Town
- 8 mins drive to Little River Town
- 25 mins drive to Geelong
- 7 Min To Aualon Airport
- 1 hour drive to Melbourne CBD

Call Kevin Paghdar on +61 426 510 510 or Sagar Bhaliya on +61 426 992 493 today for further enquiries.

Interested parties should conduct their due diligence prior to making any submissions.
Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.

Due Diligence Checklist -

<http://www.consumer.vic.gov.au/duediligencechecklist>