



LAND OF OPPORTUNITY! PERFECT FOR AN INVESTMENT OR LIVING.



3570 Ballarto Road, Bayles

Contact Agent

Raine & Horne Land is proud to present this Stunning equestrian empire comprising rich fertile pastures and designed for the serious horse enthusiast.

Take advantage of this unique and scarce equine opportunity at 3570 Ballarto Road, Bayles. Nestled on 20 acres approx. is equipped with first class horse training and breeding infrastructure.

Increasingly rare and positioned on sealed road, The property offers a blank canvas for your dream prestige home (STCA). A secluded and peaceful haven, an address that captures the quietude of a country lifestyle and within close reaches to nearby schools and shopping centre. Properties like this don't come around very often.

The growth and development of the local area makes this an astute investment. For the equine professional, a truly versatile intelligently designed equine property featuring:

Key features:

- 4 Bedroom and 2 Bathroom house.
- 14 modern stable complex (30m X 12m).

Property ID:	L26762993
Property Type:	House
Garages:	4
Land Area:	19.5 acres

Amandeep Singh

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- High bay, fluorescent lighting and hot water service.
- 21 paddocks with shelters and electric fence.
- Raised 50m X 30m all weather flood lit, steel fenced sand arena.
- Large hay/ machinery shed (9m X 12m)
- 12m round yard.
- 3 x Garden Sheds.
- Double garage/ shed.

Amenities and Locations:

2 Minutes to Bayles regional primary school.

7 Minutes to Cardinia township.

7 Minutes to Cardinia Primary School.

10 Minutes to Monash Freeway.

12 Minutes to Pakenham racing club.

Melbourne's population is forecast to reach 8 million by 2050. Melbourne is one of the most livable, attractive and prosperous areas in the world for residents, businesses and visitors. Melbourne will continue to be a global city of opportunity and choice.

For more details please contact:

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or

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DISCLAIMER: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.

Please see the below link for an up-to-date copy of the Due Diligence CheckList:

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