



Raine and Horne is delighted to present for sale 885 McDonalds Drain, Pakenham South a strategic opportunity with a lot of future potential and in close proximity to land held by some of Australia's largest developers and Investors.

This property has an option of long term settlement for investors and land bankers.

- > Two Road Frontage Property
- > 3 Bedrooms and 2 Bathrooms house
- > Sizable Hay Shed and Machinery shed

Land Area: 67.0 acres

a.sama@landvictoria.rh.com.au

- > Bore Water with water pumping rights supply more than enough water for Livestock.
- > Minutes away from Pakenham South & Pakenham West Employment PSP
- > 8 Minutes from Monash Freeway
- > 9 Minutes from the Pakenham Train Station
- > 9 Minutes from Pakenham Township
- > 30 Minutes from Dandenong

From the bustling Pakenham township and a short drive to an excellent range of private and public schools this property offers a rare opportunity not to be missed. With the Healesville-Koo Wee Rup Road Upgrade will create an extra lane in each direction between Princes Freeway and Manks Road and, also create local jobs and supply opportunities for local businesses. Easy access to South Gippsland Highway, Melbourne, and Phillip Island. Situated only a short drive away from major townships such as Koo wee Rup, Pakenham, Cardinia, Officer, this property has easy access to a variety of schools, major roads, and all essential amenities. Embrace the opportunity to make this extraordinary property your own.

Located only few properties away from Pakenham's new industrial business park, it's only a matter of time before you can reap the rewards of this outstanding opportunity. Cardinia is currently growing by an average of five families a day and will house a total of 157,035 people and provide between 100,000 and 140,000 jobs.

This really is a once-in-a-lifetime opportunity, so Please contact Atul on 0450470266 or Amandeep on 0433314000 to book a private Inspection as soon as possible.

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 Check List:

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