



7369 Great Alpine Road, **Bright**

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INCREDIBLE RIVER FRONT ACREAGE WITHIN BRIGHT

This is an absolutely fantastic opportunity to purchase over thirty acres of riverfront farmland with a 4 bedroom homestead, all within only 2km from the Bright township. You will not find a similar property like this one!

The farm itself is well setup and ready for you to run either as a hobby or business venture. With over 30 acres of grazing land on title, all fenced into paddocks, an abundance of spring fed water, sheering shed and cattleyards, the choice is yours what to run on this unique property. Adjoining your freehold title is also an additional 20 acres approx of crown frontage, providing direct access to the Ovens River. With the use of a grazing licence, this creates over 50 acres to call your own, what a great, private camping spot for your friends and family!

The four bedroom, two bathroom homestead, sitting above and overlooking the farm, has been converted from the original hay shed. The old timber posts and rustic charm provide a great reminder of farm life, as do the wide verandahs running around 3 sides of the home. The bbq area has some of the best views around and what better place to sit, enjoy a drink and share a yarn or two with your mates. The home itself has been fully fenced into a 3500m2 landscaped allotment, so you know the kids and pets are safe and sound.

What more could you ask for out of this amazing property, well how about the opportunity to rezone a portion to residential. The homestead section of the property could potentially do just that creating the opportunity to subdivide or build another dwelling.

If you are looking for acreage within walking distance to Bright then look no further. An inspection of this property is well and truly worth it.

33.03 acre

\$1,200,000

ID# 11607100354



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