



12 Railway Street, Fairlie

In A Park-Like Setting

Set within a tranquil rural setting, this exceptional 4,836sqm parcel of land represents a unique opportunity to secure a lifestyle section unlike any other. Zoned General Rural, the property combines generous space, established infrastructure, and an extraordinary collection of mature trees that gives the land an almost park-like, arboretum feel.

The land is home to 20-30 different tree species, carefully established over time. As you enter the property, a stand of Leyland Cypress is on the left-hand side-some of which may be suitable for selective harvesting. To the right of the entrance are Couatterii Pines, complemented throughout the block by Ponderosa, Eastern White, Miniature Cone, and Radiata Pines. Other notable specimens include three Sequoia Giganteum, Sitka Spruce, Alder, Copper Beech, Oaks, Eucalypts, Poplar, Birch, Cedars, Firs and Larch.

The property is securely fenced and whilst the north-west and north-east fences sit within the road reserve, new survey pegs clearly mark the true legal boundaries.

A natural terrace transects the building platform, offering flexibility in dwelling design. The platform is considered large enough to accommodate a home on either side of the terrace, with the higher western side preferred to mitigate any potential flood risk. Flood modelling undertaken at the time of subdivision assessed the risk as low.



LAND 4,836 m²

FOR SALE
\$325,000

AGENTS

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AGENCY

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Mackenzie Country Real Estate

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A Council approved water connection is installed with capital works contribution fully paid. A sewer connection is provided at the boundary with capital works contribution paid. An E-One pressure sewer system will be required to be installed on site. A certified power cable has been laid approximately 30m onto the site and tested compliant (May 2025). A brand new storage container is carefully camouflaged on site and included in the sale.

This property offers the rare combination of scale, privacy, established natural beauty, and key infrastructure already in place. Whether you envision a thoughtfully designed home nestled amongst mature trees or a lifestyle retreat with space, shelter, and character, this remarkable section provides an outstanding foundation for your future build.

Opportunities like this are seldom available-don't miss out on securing your slice of something truly special.

Price \$325,000

MORE DETAILS

Property ID 5MNGGX
Property Type Residential
Land Area 4836 m2
Licensed Real Estate Agents (REAA2008)

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