



65 Boundary Road, Loch

2.5 ACRES, SUBSTANTIAL FAMILY HOME, LARGE SHEDDING, WITH RURAL VIEWS.

LJ Hooker Grantville are proud to present for sale 65 Boundary Road, Loch. A quality rural–residential property situated on a one hectare allotment with excellent access to Melbourne via the South Gippsland Highway and only a short 4 minute drive from the historic Loch Village with its cafes, eateries and boutique shops. The property comprises of a substantial brick residence, large shedding, stunning rural views and an established garden setting, ideally suited to families, lifestyle buyers or those seeking space in a highly regarded South Gippsland location.

The five-bedroom, two-bathroom and a separate powder room dwelling also features two large living areas, a well-appointed kitchen with stone benchtops and designer appliances, accessible design with flat entry points, wider doorways and modern comforts including zoned in-slab heating, split-system air conditioning and double-glazed windows throughout. External improvements include a brick patio leading to manicured gardens, a 10-kW solar system, electric

5 2 12

FOR SALE

Please Call

AGENTS

Greg Kane
0477 020 267
gkane@ljh-grantville.com.au

AGENCY

LJ Hooker Grantville
(03) 5678 5988

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



automated entrance gates, a 21 metre x 7 metre shed with concrete floor, 70,000 litre water tank and a fully fenced one acre (approximately) paddock suitable for horses or small animals.

KEY INVESTMENT HIGHLIGHTS INCLUDE:

- One hectare (2.5 acre approximately) allotment with stunning rural views.
- Close to the historic Loch village with cafes, eateries, shops and services.
- Five-bedrooms, two-bathrooms with a separate powder room.
- Two generous living areas, double glazed windows throughout.
- Kitchen with stone benchtops, Smeg cooktop, Bosch oven and Miele dishwasher.
- Master bedroom with a modern ensuite, double vanity and walk-in robe.
- Fifth bedroom suitable as a study or home office.
- Zoned in-slab heating and split-system air conditioning for all year comfort.
- Accessible design with flat access, wider doorways and modified bathroom.
- Double garage with electric remote roller door.
- 10 kW solar system and automatic entrance gates.
- Brick patio outdoor area adjoining mature, established gardens.
- 21 metre X 7 metre massive shed with 2 large sliding doors, concrete floor and power.
- Fully fenced, approximately one-acre paddock suited to horses or small animals.

For your opportunity, Call today - Inspections available by appointment.

GREG KANE - 0477 020 267

LJ HOOKER GRANTVILLE

Disclaimer: Whilst every care has been taken in preparing the above information, it is to be used as a guide only. Please refer to the appropriate legal documentation to complete your due diligence.

MORE DETAILS

Property ID	TEHS5
Property Type	AcreageSemi-rural
Land Area	1 hectare
Including	Ensuite
	Air Conditioning
	Ducted Cooling
	Ducted Heating
	Toilets (3)
	Dishwasher
	Workshop
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage
	Solar Panels
	Water Tank



Greg Kane 0477 020 267

Sales Executive | gkane@ljh-grantville.com.au

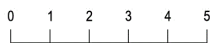
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Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

Residence - 200.5 m²
Garage - 44.1 m²
Total - 244.6 m²



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