



## 155 Jarosite Road BELLS BEACH, VIC

### Rare Bells Beach Opportunity

This select property, 10 acres of virgin undulating Iron Bark bush, with potential excellent ocean views of Bass Strait, and is only two minutes from South Side, Winkipop and Bells Beach and is at the gateway to The Great Ocean Road.

Birdlife and native flora and fauna use the property as natural habitat with the 'Iron Bark Basin' bush tracks directly opposite and the Point Addis Marine Park at your doorstep.

Only eight minutes to central Torquay and Anglesea. Fifteen minutes to Deakin University and one hour to Melbourne.

Currently with a usable bush shack in peaceful surrounds this property with electricity and telephone available, may be an opportunity to build your dream home with a north facing ocean aspect.

? 10 acres of virgin undulating Iron Bark bush with a Northerly aspect

? At the gateway to The Great Ocean Road

? Adjacent to Point Addis Nature Reserve, Iron Bark Basin bush walking tracks, and the Poi

**Price:** \$1,300,000

**Property Type:** Land

**Land:** 40468 m2

# HAYDEN

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