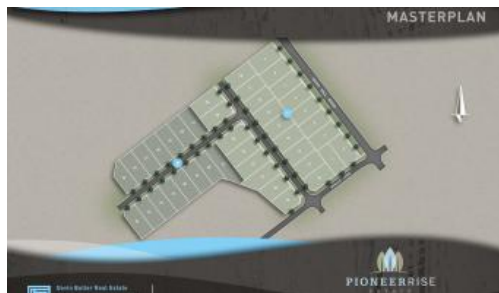
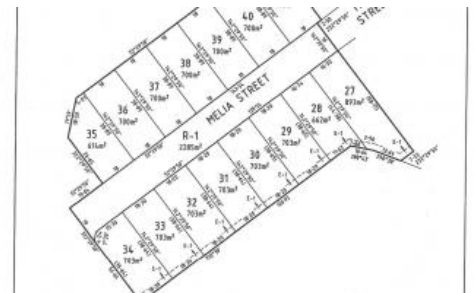


## 28 Melia Street, Strathfieldsaye



38	2	Melia Street	North West	18.38	38.64	703	\$196,500	Available
31	2	Melia Street	North West	18.20	38.64	703	\$196,500	Available
32	2	Melia Street	North West	18.20	38.64	703	\$196,500	Available
33	2	Melia Street	North West	18.20	38.64	703	\$196,500	Available
34	2	Melia Street	North West	19.54	35.64	703	\$196,500	Available
35	2	Melia Street	South East	18.00	38.89	614	\$177,500	Available
36	2	Melia Street	South East	18.00	38.89	700	\$196,500	Available
37	2	Melia Street	South East	18.00	38.89	700	\$196,500	Available
38	2	Melia Street	South East	18.00	38.89	700	\$196,500	Available
39	2	Melia Street	South East	18.00	38.89	700	\$196,500	Available
40	2	Melia Street	South East	18.00	38.89	700	\$196,500	Available
41	2	Melia Street	South East	18.00	38.89	700	\$196,500	Available

\*Please refer to Plan of Subdivision for Details  
\*Stage 2 Residuals Coming Soon



## Pioneer Rise Estate - Strathfieldsaye's newly released final Stage 2 (15 Lots)

662 m<sup>2</sup>

- Outstanding building block of 662m<sup>2</sup> in great location
- Stage 2 (Final) only 15 blocks available. Stage 1 sold out very quickly.
- Strathfieldsaye's newly released sub-division offers all services and has a lovely rural outlook
- Level 1 filled areas - filling if any is compacted to achieve a similar or better density than natural ground, so no significant cost to build on the level 1 filled areas
- Pioneer Rise Estate is serviced by underground electricity, natural gas, town water, NBN ready, planning permits to build are also in place for each dwelling. All you require is your building permit
- Growing suburb of Strathfieldsaye, fabulous community with all amenities
- Location is on the corner of Ryalls Lane and Guys Hill Road, Strathfieldsaye
- Demand will be significant so call Gavin to secure a block of choice.
- BAL rating is 12.5 for Lots 27, 28, 29, 30, 31, 32, and 35 to 41. Lots 33 and 34 are a BAL rating 29.
- Information booklet on [www.pioneerrise.com.au](http://www.pioneerrise.com.au)

**Price** SOLD  
**Property Type** Residential  
**Property ID** 496  
**Land Area** 662 m<sup>2</sup>

**Agent Details**  
Gavin Butler - 0427 887 766

**Office Details**  
Eaglehawk  
42 Goldsmiths Road Eaglehawk, VIC,  
3556 Australia  
03 5448 3322



This fabulous new sub-division only just now released offers families an opportunity to buy a lovely block in the fast growing suburb of Strathfieldsaye. A great family community where people enjoy living and take advantage all that Strathfieldsaye has to offer as well as being only minutes to the Bendigo CBD.

Note: The Status report online shows blocks as available. You need to call Gavin on 0427 887 766 to ask which blocks remain available.

This information has been provided to us by third parties and we do not accept any responsibility for its accuracy. You should make your own enquiries and check the

information so as to determine whether or not this information is in fact accurate.  
You must make your own assessment and obtain professional advice if necessary.

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