



Rural Living Block



2 Grimm Road, Coffin Bay

Sold

Looking for a block of land in Coffin Bay that gives you heaps of space to build your dream home, have an enormous shed, and still room for the kids to explore, then 2 Grimm Road is just what you're looking for. There are not many parcels of land this size on the market, and to be able to have so much space to capitalise on the best site for a home is a great asset.

Not heavily vegetated with Mallees and Tea Trees, the block provides ideal building sites without the removal of these mature trees. Power and water are available and the block has excellent frontage to Giles Road. The eastern boundary already has a good 2 metre high chain wire fence, and the land has a gentle slope to Giles Road, with a gradual fall to the south. There are possibly some sea views if a 2 storey house was constructed at the Grimm Road end of the allotment, but when the allotment is 5819 m², there's also many other options. Being zoned Rural Living, the ability to build a shed up to 150m² is a real bonus.

2 Grimm Road is on the corner of Giles and Grimm Road, and is approximately 500 meters from the Esplanade, and the water's edge. If you love your bowls or golf, the property is very close to the Sporting Association, which offers a wonderful 9 hole golf course with immaculate fairways and greens, even a gallery of kangaroos, while the Bowling Club has artificial greens and excellent club facilities. This large block is offered for sale for \$192,000 and would prove to be a great investment in Coffin Bay. Whether it be fishing, boating, 4wd adventures, or just enjoying the local environment, you won't find a better place to settle than

Property ID: 19921477

Property Type: Land

Mike Bowyer

0428 854 020

mike.bowyer@ptlincoln.rh.com.au

Coffin Bay.

Call Mike on 0428 854 020 to organise an inspection.