

# LOT 1234, DIGGERS GREEN, NANNUP, WA



View on Google Maps



## Nannup Land 4022 m2 - LAST ONE!

**Nannup is located truly at the central point of the South West of WA**

The lots being sold are on the west side of town, adjacent to the hospital with all lots experiencing excellent views of the tree covered rolling hills to the north and east. All lots are of sufficient size and zoning that they will be able to be re-subdivided at a later time. As there is sewer and all other services already connected to even the largest lot, this will be a relatively simple task. There is a restrictive covenant in place limiting this for a number of years. The subdivision is also already reticulated with conduiting in the advent of fibre optic being available.

With the completion of the sealing and re-alignment of Mowan Rd it is half an hour or so from Margaret River and around the same time to Busselton, Bridgetown, Balingup, Manjimup, Pemberton and Augusta. Timber and dairy were the primary industries the town grew on. The timber mill is still operational and with the decline in old growth tree felling there is a significant trend to value adding of the timber milled with things like treated and sealed ready to lay flooring.

Tourism now plays a significant role and the town has a number of festivals during the year including the music and flower festivals where the streetscape is alive with tulips. There is a strong community spirit amongst



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60% Trade : AU\$78,000 (Cash) | AU\$117,000 (Trade)

# AU\$195,000

Contact Trevor Hine for further enquiries: 0417 929 121



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