



Outline indicative only

Major land holding with development options

Sold

Contact Agent

Sold: Tue 06-Apr-21

Land/Development

223-227 Carlton River Road, Carlton, Tas 7173

Floor Area:

794 m²

Land Area:

4.07ha (10.05 acres) (approx)



Property Description

- **Site area: 4.07 ha (approx.)**
- **Current 'Low Density Residential' zoning**
- **Can be sold in one line or individually**

Knight Frank is pleased to present to the market a major landholding in the sought after township of Carlton.

The property is situated approximately 40km South-East of Hobart's CBD, 15km South-East of the township of Sorell and within walking distance to Dodges Ferry School.

The offering is contained within three titles, comprising a community hall with two open plan office buildings, a four-bedroom brick residence, a weatherboard residence converted into a thrift shop and a substantial sized lot of residentially zoned land with driveway access from Carlton River Road.

The large land parcel is zoned 'Low Density Residential' under the Sorell Interim Planning Scheme 2015. The minimum lot size for this zoning being 2,000 sqm, allowing for the potential development of 11 lots (STCA).

With the current high demand for residential land, this site must be strongly considered as these types of assets are rarely transacted in the immediate area.

The properties are for Sale by Expressions of Interest closing Thursday 25th March 2021 at 4:00pm (AEST).

For further information or to arrange an inspection please contact George Burbury or Claude Alcors

Additional Details

Tenure Type	Zoning
Vacant Possession	Residential

**Parking
Comments**
14

223-227 Carlton River Road, Carlton, Tas 7173



Claude Alcorso
0417586756

George Burbury
0408333523