



## 2 Ferny Grove Kennett River, VIC

### PLANNING PERMIT APPROVED

An immaculate gently sloping cleared block (733 sqm approx.) with ocean views and set amongst towering native blue gums in a private cul de sac with no through traffic.

**Price:** \$220,000

Plans, permits plus all field-testing reports are current and are included in the sale price.

Importantly, the build cost will be very cost effective and design features include excellent same level vehicle access, fantastic north east sun and epic views. Comprising three bedrooms two bathrooms, open plan kitchen/living.

Roam on site at your leisure or contact agent for a copy of the plans.

A fantastic entry point opportunity into Kennett River.

**Michael Coutts**  
0438 356 624

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