



\* Approx.  
\*\* Outline Indicative only



### 5486 Geelong-Ballan Road Ballan VIC

Melbourne Acquisitions is pleased to present for sale this 1ha site with a permit for a 9 Lot residential subdivision. The property also holds a functional family home providing a potential passing income in the short term.

Ballan is strategically located between Melbourne Metro and Victoria's 3rd largest city - Ballarat. Ballan offers a rural lifestyle with the services of the city so close.

With Victoria's Big Build having significantly upgraded the Ballan Railway Station in 2023, the planned future growth for the area has been accommodated.

A rare opportunity to deliver land within this highly sought community.

[For full version visit the website](https://www.melbourneacquisitions.com.au)

**Type** : Development  
**Price** : \$1,390,000  
**Land Size** : 10020 sqm  
**View** : <https://www.melbourneacquisitions.com.au/sale/vic/ballarat-western-district/ballan/commercial/development/8140280>

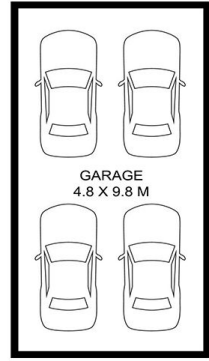
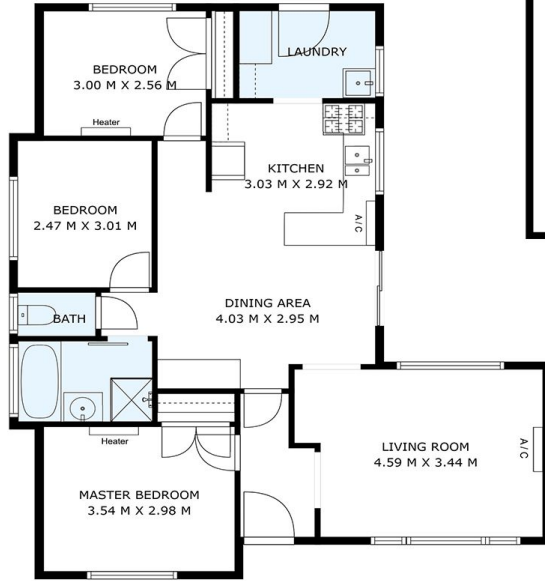
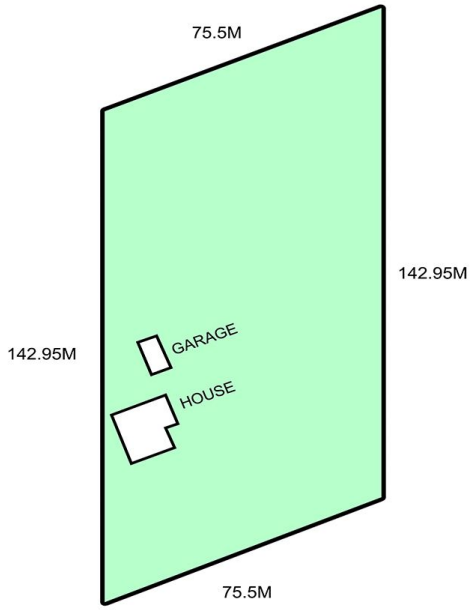


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# 5486 Geelong-Ballan Road Ballan VIC 3342



HOUSE

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