



11 Back Yamma Road, Parkes
FOR SALE



Land Opportunity - 10 Prime Acres South Side of Parkes

This property is presented as a rare and exciting opportunity for buyers looking to invest in a sizable rural landholding with various development possibilities. The advertisement emphasizes the convenience of its location, proximity to essential amenities, and the potential for diverse land uses.

- Size: The property is a massive 10-acre allotment, providing ample space for various potential uses.
- Location: Situated to the south of the thriving Parkes area, the land is becoming rarer by the day, making this a unique opportunity.

POTENTIAL USES

- Rural Homestead: Buyers have the chance to develop their dream rural homestead on this expansive lot.
- Hobby Farm: The property is suitable for starting a hobby farm, allowing for agricultural activities or animal husbandry.
- Home-Based Business: Entrepreneurs can explore the option of establishing a home-based business on this spacious land.
- Subdivision Potential (STCA): There is potential for subdivision, subject to council approval (STCA), making it an attractive prospect for developers.

UTILITIES AND SERVICES

- Water: The property has reticulated water available, ensuring a convenient water supply.
- Sewerage: Currently, there is no completed sewerage connection on the lot.

PROXIMITY TO AMENITIES

- Convenience: Despite its rural setting, the property is just a short drive from Parkes town centre, providing easy access to essential amenities.
- Shopping: Major supermarkets such as Coles, Aldi and Woolworths, along with other shops and services, are within a few minutes' drive.
- Education: Local schools are in close proximity, offering educational opportunities for families.



Sandra Tildsley
Principal – Sandra Tildsley Property
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- Recreation: Parks and recreational areas are easily accessible for outdoor activities.

TRANSPORTATION

- Parkes Airport & Train Station: Both are just a short drive away, facilitating easy commuting.
- Major Roads: The property is conveniently located near major roads, providing quick access for commuting to Sydney or Canberra.

Disclaimer: All information contained herein is obtained from property owners or third-party sources which we believe are reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. All interested person/s should rely on their own enquiries.

Features

Land size

10.00 Ac



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Scale in metres. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries.