



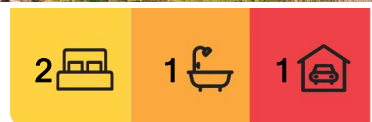
Carterton, 67 Lincoln Road

*2.5HA RESIDENTIAL DEVELOPMENT OPPORTUNITY!

Situated within minutes of Carterton's CBD and rail, this pastoral block of land enjoys rural-type outlooks whilst being zoned residential... and with Carterton Council's "Housing Action Plan" (July 2021) to strategise for growth and increasing population, this offers an exciting opportunity for developers!

Stretching from popular Lincoln Road right through to the rail, the property faces north-west towards the mighty Tararua Ranges, and is currently fenced for sheep. A cute two-bedroom cottage features discreetly within the topmost corner - with a recorded floor area of 100m² - that could be sweetly renovated and retained, or perhaps relocation is preferred?

Multiple subdivision options exist for this six-plus acre block (more or less), with Council's District Plan information ("Fact Sheet #2") allowing for a breakdown to as low as 400m² sections, ensuring a minimum AVERAGE lot size of 500m² throughout. This provides a tempting scenario in which to design your own



For Sale

\$1,500,000

View

[ljhooker.co.nz/WSZGES](https://l.jhooker.co.nz/WSZGES)

Contact

Ange McLachlan

0276 953 935

amclachlan.masterton@ljhooker.co.nz



LJ Hooker Masterton
(06) 378 8666

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

legacy subdivision/community of varying sized sections. Council approval and resource consent required.

One Proposed Plan has already been drafted and is available for consideration, presenting 21 sections from between 900m2 and 1900m2.

Please call Ange for more information and/or an Information Pack.

*Land area approximate

More About this Property

Property ID	WSZGES
Property Type	House
House Size	100 m²
Land Area	2.54 hectares
Including	Dishwasher
Licensed Real Estate Agents (REAA2008)	

Ange McLachlan 0276 953 935
| amclachlan.masterton@ljhooker.co.nz

LJ Hooker Masterton (06) 378 8666
McHattie Realty Ltd MREINZ
4 Renall Street, Masterton 5810
masterton.ljhooker.co.nz | masterton@ljhooker.co.nz



LJ Hooker Masterton
(06) 378 8666

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.