



### 101 Shepherd Road Batesford VIC

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Commanding a premier elevated position under glorious gum trees you will find this Historic Bluestone Cottage, originally built for Victorian Railways Department in 1858, and known as the Viaduct Cottage this home has remained in the same family for over 150 years.

Offering a land holding of approximately 12 Acres on the banks of the Moorabool River the property offers sensational 360degree views of the region.

In need of full renovation this is your chance to create a wonderful home that could also remain in your family for generations to come.

**Price** : \$ 820,000  
**Land Size** : 12 Acres  
**View** : <https://www.mayfieldrealestate.com.au/sale/vic/geelong-district/batesford/residential/house/5672913>



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