

TRUST FOR NATURE REVOLVING FUND

PROPERTY FOR SALE

THE BEST OF VICTORIA'S NATURAL ESTATE

YOUR OWN PRIVATE NATURE RESERVE



“Crawfords Track”

**Lot 4, Crawfords Road,
High Camp
GOULBURN-BROKEN,
VIC**

Price: \$400,000

Size: 50 ha

Zoning: Farming Zone

Contact: Mat Hardy (03) 8631 5888
or math@tfn.org.au

Directions:

From Kilmore head north on the Northern Hwy for 14 km. Turn left into Crawfords Rd. The property will be on your left hand side.

(Melways ref: X927 G1)



Join a conservation community

This beautiful grassy woodland property is part of the largest ever purchased by Trust for Nature. Across this 50 ha property you'll find an incredible range of flora and fauna, including huge old eucalypts with hollows for wildlife.

Offering multiple potential house sites to choose from, great access, and located just over one hour's drive from Melbourne, this is your chance to join a conservation community working to conserve such an important piece of Victoria's natural heritage.

This property is one of five adjacent Trust for Nature Revolving Fund properties currently for sale – by claiming this property you'll be living amongst like-minded neighbours who care about nature.

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AN IMPORTANT CONSERVATION PROPERTY

Located in the Central Victorian Uplands Bioregion, the property includes endangered Grassy Woodland community.

Native flora

A variety of trees cover the property, including Long Leaf box, Red Stringybark, and Yellow Box, Grey Box and Red Gum. Shrubs found include Black Wattle, Lightwood and Sweet Bursaria.

The ground cover is grassy, with Weeping Grass, Tussock Grass Spear grass and Wallaby grass. Chocolate lilies and Lomandra are also present.

Location

High Camp is approximately 15 minutes (16 km) from Kilmore, and just over 1 hour (90 km) from Melbourne.

There are a number of vineyards in the area, as well as plenty of opportunities for bushwalking and bird-watching.

The neighbours have protected their property with a Trust for Nature covenant, as have a number of other landowners in the local area.

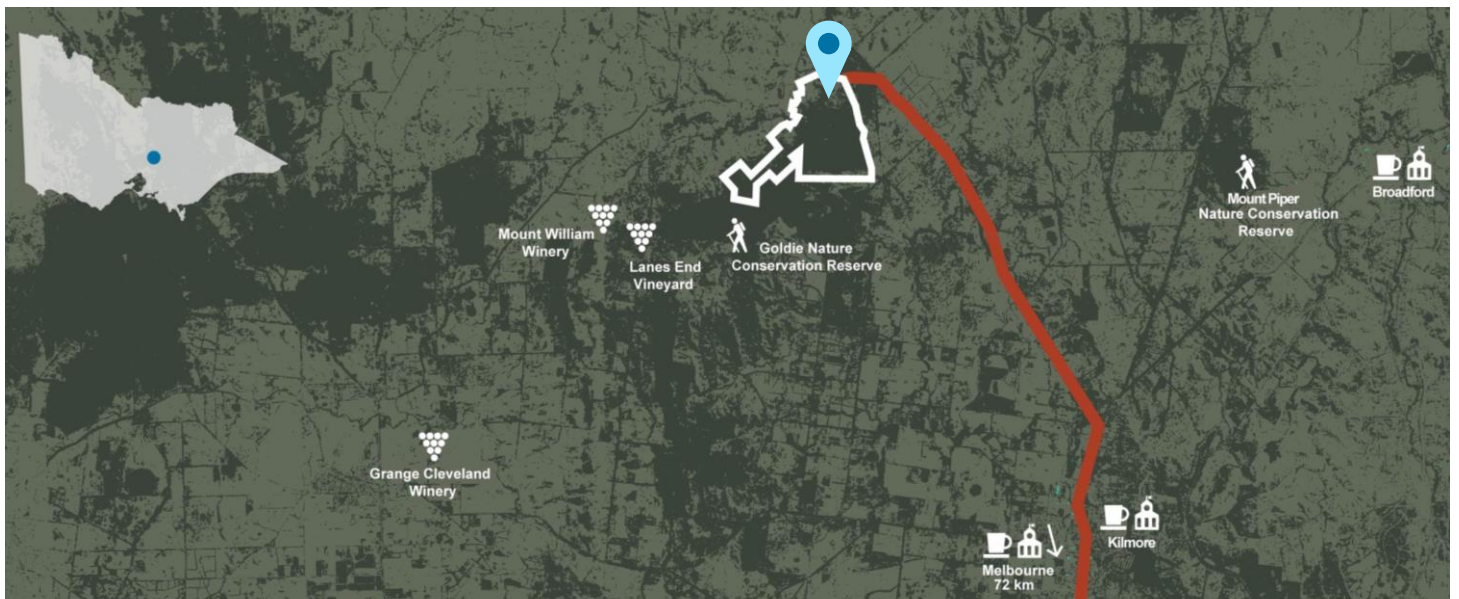
Native fauna

The property has excellent habitat for many species, including woodland birds. High Camp provides habitat for mammals such as phascogales, gliders, echidnas and wombats.

Trust for Nature

The Trust for Nature conservation covenant allows for the construction of a dwelling (STCA), whilst protecting important ecological areas, native plants and wildlife.

The covenant will remain in place, protecting these values forever.



Join our Revolving Fund prospect list: revolvingfund@tfn.org.au

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