



## 17 Yannuga Street RYE VIC

Just waiting to become your very own Peninsula hideaway is this fine parcel of coastal land. Boasting a wide street frontage and dotted with native flora, this holding spans across 625 sqm\*. An increasingly rare entity in a thriving market, now is the time to secure your very own slice of the Peninsula and enjoy it for many years to come.

**Land Size** : 625 sqm

**View** : <https://www.ypa.com.au/7393313>

### Featuring:

Quiet, peaceful location; an ideal site for your next project or coastal retreat

Representing real value within a sought-after Rye pocket

An array of the Peninsulas finest attractions are just minutes away- surf beaches, the bay, restaurants, supermarket, wineries and golf courses

Some fencing already in place

An established street with homes typical of their coastal surroundings

Allow your dreams to become an idyllic seaside reality

\*all measurements are approximate.