



### 332-129, Kyogoku, Abuta gun, 0440131

Build your getaway retreat among Niseko's great outdoors. Large block of land for sale centrally located to both Niseko and Rusutsu ski resorts.

Create your own "villa in the woods", with ample space for designing your luxury getaway. One of 5 large blocks of land located in a rural/forest setting at the base of Mt Yotei just a few minutes drive from nearby Kyogoku town, 10 minutes drive to Kutchan, 15 minutes drive to Niseko Hirafu/Hanazono Ski resorts, and 20 minutes to Rusutsu Ski resort, etc. Large frontal road access, with immediate access to town water, electricity and an area with non-restrictive building regulations means your private getaway can be created with minimal hassles. Contact Ross at Niseko Realty Sales T:0136-23-2221 for pricing and further information.

#### MORE INFORMATION

##### Property area details

Road Frontage : approx.36.3m Property Area (Tsubo) : 1,003.70

##### Other features information

Terrain : Slight slope Land Aspect : Easterly direction

##### Facts

Lot : 3318.00

##### Construction

Building Coverage Allowance : unspecified area Maximum Height(m) : unspecified area Floor Area

Percentage Allowance : unspecified area

##### Licence

Real Estate Licence : Hokkaido Shiribeshi No4(314)

#### LAND INFORMATION:

Subdivision : Yes

Land : Freehold

Holding

Type

Frontpage : approx. 36.3m

Square : 3318

Metre

Lot Size : 3318

#### CONVENIENCE:

**Community Amenities:** Winter access road snowclearing fee contribution may be needed when access is required.,Public road access,No sewage connection available.

Septic system required,Electricity connection available,

**Landscape Amenities:** Space to manage snow on block,Property terrain predominantly sloping 0-10 degrees.,Forestry Preservation Area,Farmlands located close to property,Entry road construction to property required.,

#### NEIGHBOURHOOD:

Rusutsu Ski : 20 minutes by Car Resort

Niseko : 15 minutes by Car Hanazono Ski Resort

Niseko Grande : 15 minutes by Car Hirafu Ski Resort

Hiking Trails : 4 minutes by Car

Mountain Bike : 0 minutes by

Trails

River : 1 minutes by Car

Public Park : 1 minutes by Car



Name	<b>Ross Carty</b>
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Kutchan Town	: 10 minutes by Car
Niseko Town	: 20 minutes by Car
Centre	
Nearest Convenience Store	: 2 minutes by Car
Ski Lifts	: 15 minutes by Car
Coffee shop	: 1 minutes by Car
Airport	: 90 minutes by Car
Train station	: 10 minutes by Car
Town center	: 2 minutes by Car