



28-17 Aza Yamada, Kutchan cho., Kutchan, Abuta gun, 044-0081

Large block with great future development opportunities, magnificent views of Kutchan town, Kutchan Valley, Mt Yotei and private well.

This is a large parcel of land located only 3 kms from the centre of Niseko Hirafu Ski Resort, set among the Niseko foothills, just off route 343 running towards the main Kutchan township. This property is Mt Yotei facing land, which backs onto a creek reducing any future snow clearing problem and has both views of the Kutchan town, Kutchan valley and valley between Mt Niseko Annupuri/Mt Yotei. Its location means one is only 5 minutes walk from the Shiribetsu river, a 3 minute drive to Niseko Hirafu Ski Resort and nearby shops/restaurants, and a 5 minute drive to majors supermarkets, and shops of the nearby, Kutchan town. Call NRS to find out more information on this parcel of land and/or similar listings not shown on our website.

MORE INFORMATION

Property area details

Property Area (Tsubo) : 3515.05

Other features information

Terrain : Sloping slightly Land Aspect : Easterly direction

Construction

Building Coverage Allowance : Max. 40% Floor Area Percentage Allowance : max. 200%

Licence

Real Estate Licence : Hokkaido Governor Shiribeshi(3)No.314

LAND INFORMATION:

Square : 11620

Metre

Lot Size : 11620

CONVENIENCE:

Community Amenities: No sewage connection available. Septic system required, Creek/Stream Easement bordering property,

Landscape Amenities: Space to manage snow on block, Mt Yotei Views, Forestry Preservation Area,

NEIGHBOURHOOD:

Kutchan Town : 5 minutes by Car

Nearest : 3 minutes by Car

Convenience

Store

Ski Lifts : 3 minutes by Car

Coffee shop : 2 minutes by Car

Airport : 127 minutes by Car

Free Shuttle : 15 minutes by Walk

Bus Stop

Train station : 5 minutes by Car

Golf : 10 minutes by Car

Course/Club

House

Town center : 0 minutes by

Shopping : 3 minutes by Car
center



Name **Ross Carty**

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