



## FOR SALE

**APPROVED 11 LOT SUBDIVISION AVERAGING OVER 900M2 EACH. READY TO GO IN GREAT LOCATION.**

A small subdivision with works and services to the boundaries. Pretty much ready-to-go. This is a fully approved small infill development. The location of this site is directly opposite the Central Queensland University which now has over 25 campuses throughout the world and are headquartered opposite this site in Norman Gardens.

Rockhampton is resurging on the back of the mining story Mark II with many new commencements underway. Rocky continues to be the major hub for mining maintenance of vehicles and equipment (e.g. Hastings Deering and others). The Australian Beef story is expanding and Rocky remains Queensland largest abattoir region. Much of this resurgence in mining and beef is being driven by the AUD/US \$70c.

This site is prime for owner-occupiers who require a shed, or a boat, or pool, or kids playground because most lots in Rocky are being built for Investors at 450m2-600m2 whereas these Diploma Street lots average 800m2 – 1000m2, and are surrounded by bushland.

**0 BED | 0 BATH | 0 CAR**

**PRICE:**  
\$794,000

**OPEN FOR INSPECTION:**  
N/A



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