



**SOLD**

## PRESTIGE WATERFRONT LAND WITH PANORAMIC BAY VIEWS – 754M<sup>2</sup> OF PURE ISLAND LUXURY

### ABOUT THE LAND

Experience the ultimate in coastal elegance with this exclusive 754m<sup>2</sup> waterfront parcel on highly sought-after Macleay Island. Perfectly positioned at the northern end of the island, this exceptional property captures breathtaking 180-degree water views across Perulpa Bay, Stradbroke Island, and the serene waterways stretching toward Peel Island.

Tucked away at the end of a private, no-through road, this address offers the rare combination of absolute tranquillity and prestige, with just one neighbouring residence enhancing the sense of seclusion and exclusivity.

Envision a bespoke architectural masterpiece that could be designed over three levels, perfectly oriented to embrace the ever-changing colours of the bay, cooling coastal breezes, and a truly captivating island outlook.

### WHAT YOU WILL LOVE ABOUT THIS PREMIUM WATERFRONT LAND

- Uninterrupted 180-degree water views of Perulpa Bay, Stradbroke Island, and beyond
- Prestigious end-of-street location on sealed Koonwarra Parade, just past Wirralee Street
- Gently tiered, partially cleared land offering flexible and elevated building options
- Natural rock ledge frontage where waves meet the shoreline – a rare natural feature
- Positioned near the bowls club, art precinct, and island café culture
- Surrounded by the pristine beauty of Moreton Bay's marine park environment
- This exclusive property combines privacy, position, and unparalleled views, presenting a truly rare opportunity to create a luxury coastal retreat unlike any other.
- Only 18 minutes by ferry to the mainland at Redland Bay
- Artist impression in photos of the three-level home the current owner was going to build
- The following documents are available to registered buyers:
  - . Soil Test (IST Independent Soil Testing)
  - . Detailed Survey (Ian Davis)
  - . Identification Survey (Ian Davis)
  - . Draining Plan & Plumbing (Martyn Osborn)

0 BED | 0 BATH | 0 CAR

PRICE:  
\$440,000

OPEN FOR INSPECTION:  
N/A



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