



# FOR SALE

## \*\*PRIME 2-ACRE CANVAS WITH DUAL OCC POTENTIAL IN PEACEFUL KIELVALE\*\*

0 BED | 0 BATH | 0 CAR

23 poppys way , Kielvale, NSW, 2484

Titles Imminent!! With titles to be granted shortly , this is your chance to lock in your price: Secure the land today, protecting yourself from future price increases.

Located at 29 Reserve Creek Road, Kielvale, lot 15 (23 Poppys way) enjoys an elevated view across the valley and a generous building parcel with potential for multiple dwellings (STCA) , on an exceptional 8208m2 block providing the largest land holding on offer at Meadow.

The Meadow rural/residential development at Kielvale is complete, and the neighborhood is coming to life. Take a drive along welcoming Poppys Way and view the stunning outlook across the valley.

This rare offering provides the freedom to design and build exactly what you've always envisioned. The substantial land size allows for multiple dwelling possibilities (subject to council approval), extensive gardens, recreational facilities, or simply vast open spaces for children and pets to roam freely.

PRICE:  
\$1,100,000

OPEN FOR INSPECTION:  
N/A



**Nolan Angell**  
**0419659176**  
nolan@angellrealestate.com.au



**LOT 15 Reserve Creek Road**  
RESERVE CREEK

Block Size 8,208m<sup>2</sup> or 2.03 Acres | BET = 5,627m<sup>2</sup> | BEH = 5,125m<sup>2</sup>

STANDARD SITE PLAN KEY

1. Driveway | 2. Vegetation Zone | 3. Vegetation Buffer | 4. Front Setback | 5. Rear Setback | 6. Easement

This is not a legal document therefore all measurements and information provided is subject to survey. No permission is given to use or alter this Floor Plan without the consent of Pure Design Concepts. The overall presentation style, layout, imagery, fonts, background, colours and terminology has been originally created by PDC and is subject to strict copyright. No ownership is taken of building design. Find out more at [puredesignconcepts.com.au](http://puredesignconcepts.com.au)

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.