

FOR SALE

VACANT LIFESTYLE BLOCK WITH INCOME POTENTIAL.

The property is located approximately 3 km north of the Coffs Harbour CBD and is accessed via a right of carriageway off Mackays Road. The property consists of rainforest equivalent vegetation on the southern portion and forest vegetation on the northern portion. The property has an area of mature mango trees on the south-eastern portion of the property. The property is located approximately 10 minutes from Park Beach Plaza Shopping Centre. It is a sleep block which has views to the Ocean.

Other features include:

- Rare, 11.19-hectare (approximately 27.65 acres).
- Zoned mostly RU2 rural landscape and small area of C2 on northern boundary.
- Documented building entitlement.
- Potential building envelope identified (STCA).
- Abuts the Orara East State Forest.
- Potential income producing. Contains approx. 50 mature Kensington Pride mangoes trees which could be brought back into production.
- Could also be suitable for other cultivation e.g. custard apples, dragon fruit, avocados or similar.
- Water rights to adjoining dam for domestic and stock use.
- Will have Council standard road to within approx. 150 metres of the property.

Disclaimer: While every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must satisfy themselves by inspection or otherwise. Although high standards have been used in preparing this document, no legal responsibility can be accepted for any loss or damage resulting from the content or use of this information. Any photographs show only certain parts of the property as they appeared when taken. Areas, amounts, measurements, distances, and all other numerical information are approximate only. Note: Every care has been taken to verify the accuracy of the details in this advertisement; however, we cannot guarantee its correctness. Prospective purchasers are requested to take necessary action to satisfy themselves with any pertinent matters.

0 BED | 0 BATH | 0 CAR

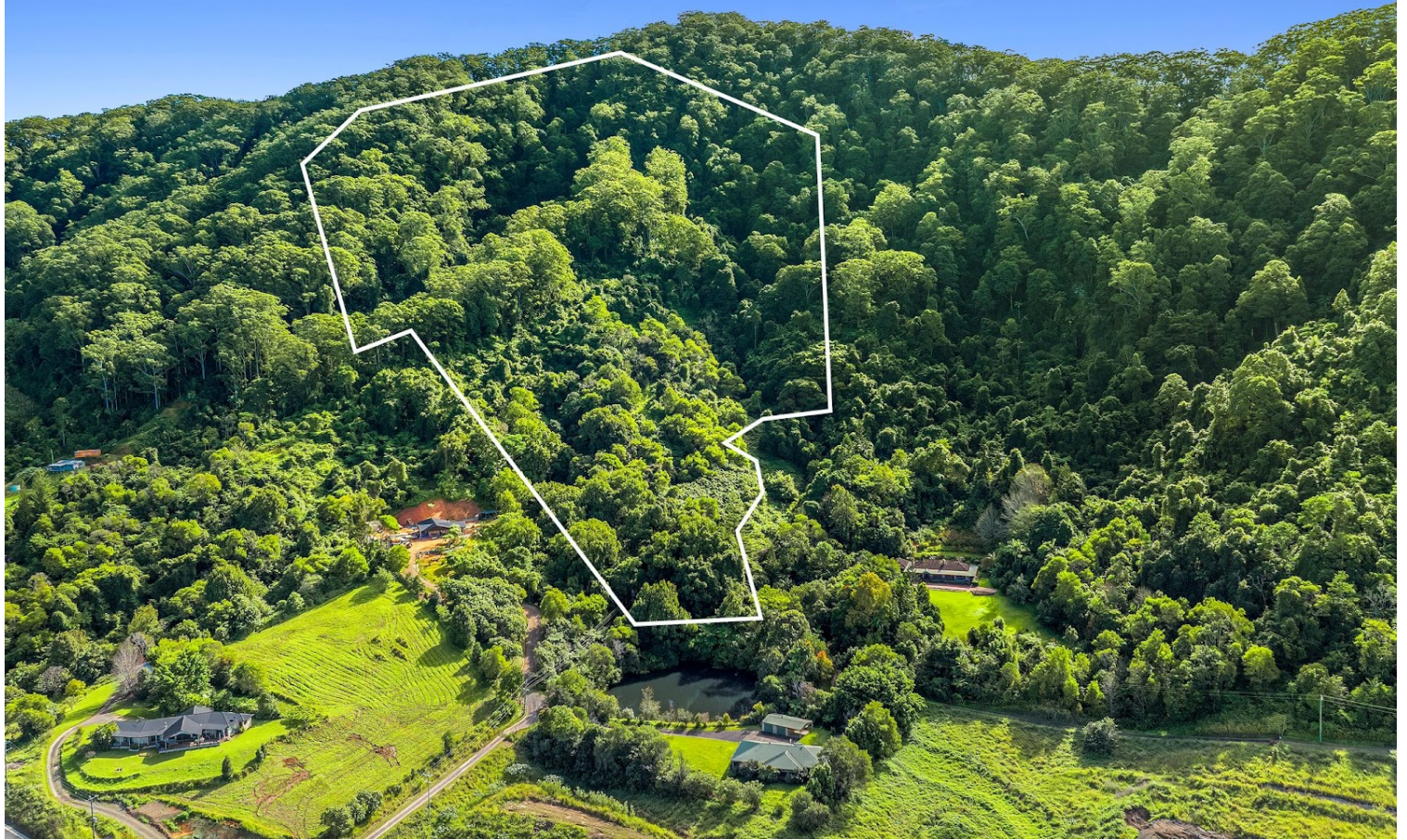
PRICE:
\$700,000

OPEN FOR INSPECTION:
N/A



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Approximate Boundary Only



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.