

**149 Wooliana Road, Daly River, NT 0822**

**CENTRAL**

**Residential Land For Sale**

Saturday, 12 August 2023

149 Wooliana Road, Daly River, NT 0822

Area: 8 m2

Type: Residential Land



Ryan Rowsell  
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**\$190,000**

Are you looking for a fantastic opportunity to own a large parcel of real estate in what is without question one of the most iconic locations in the Northern Territory? Well, your Top End dream begins here. Now's your chance to seize this rare opportunity to secure your slice of paradise and create your own masterpiece. We all appreciate the magnificent natural beauty and biodiversity of the Daly River region, so if you are looking for a property to expand and build your ultimate oasis on or to add to your portfolio, look no further. Located in the heart of Daly River, 223km out of Darwin via the Stuart Highway, is this expansive eight hectares of vacant land, set amid natural leafy surrounds. The property is only minutes from the local Daly River pub, boat ramps and Nauiyu Community, which has all the necessary amenities. This premium vacant land allotment in Daly River gives you the opportunity to utilise almost every inch of the property when building your new home. For the investor, this property could hold significant potential for tourism development or be transformed into an ideal property to base a service business from to create that unique Territory experience. Take advantage of the appealing sense of space this rural property has to offer whilst providing the opportunity to pause and take in the serenity of the environment. There are many natural attractions within easy reach that will make this an ideal investment. You could easily organise day trips to places such as Adelaide River, Robin Falls, Berry Springs, and the stunning Litchfield National Park. Kakadu National Park is also just a few hours' drive away. For the fishing enthusiast, the area holds a very traditional and strong sense of community commitment hosting annual fishing competitions with great local representation. Prime land like this one is becoming increasingly hard to find, and this block is one of the best available on the market today. This development site is a rare find and worth crunching the numbers. Act now

- Approx. 8 hectares of vacant land
- Nearby to Daly River home to the Barramundi Fishing Competitions
- Located in the Daly River area nearby to the local pub
- Ideal for the savvy investor or a first home buyer wanting to build
- Well, positioned and surrounded by nature providing a tranquillity and peaceful outlook
- Ideal for getting amongst nature and wildlife with a wide variety of options to explore
- Ideal for the camping and fishing enthusiast with Barramundi Competitions held every year
- Approx. 223km from Darwin CBD via the Stuart Highway
- Approx. 110km South-West of the Adelaide River
- A 5-minute drive to the local Daly River pub
- Explore the nearby Litchfield National Park and Robin Falls
- Approx. 2 hours to Coolalinga Central
- Under 2 hours to Berry Springs and the Territory Wildlife and Nature Parks