

# 18 Sketchely Parade, New Lambton, NSW 2305

## Residential Land For Sale

Thursday, 30 May 2024



18 Sketchely Parade, New Lambton, NSW 2305

Area: 401 m2

Type: Residential Land



Cveta Kolarovski  
0240627500



Tom Plush  
0450894156

## CONTACT AGENT

Very rarely does a large, level plot of land in this premier suburb become available. But here we are! Welcome to 18 Sketchley Parade...the new address of your contemporary dream home in the heart of New Lambton. This property is a casual stroll from the best schools, shopping, dining, parks and activities that our coastal city has to offer and just minutes in the car from beautiful beaches and the city centre. Nestled within an established street, this block is well and truly large enough for you to embrace this increasingly rare chance to create your family's dream home in this sought-after location. Whatever your vision for this property – four bedrooms, a media room, wine cellar, fireplace - rest assured that you're investing in a location where overcapitalization is not a concern. New Lambton is one of the city's most popular suburbs, as is evidenced by the stunning new builds and renovations peppered throughout. Transform this blank canvas into your very own contemporary masterpiece with proximity to local shopping streets with their village vibe, state-of-the-art hospitals, respected schools, surf and sporting clubs, major shopping centres and entertainment venues. Walk to New Lambton Village on the weekend - stopping for an acai bowl and an espresso at Too Hands café or a bellissimo Italian dinner at Alfie's. You are also just five minutes from Lambton Village if you want to visit the iconic Lizotte's for dinner and a show, take the fur babies for a run in the park or let the kids have a swim on a hot Summer day at Lambton Pool. Don't miss out on this exceptional opportunity, as there will come a day when land in New Lambton is just the whisper of something that used to be!

- Level block - completely clear but for one gorgeous frangipani tree
- Blank canvass for your contemporary new build
- 850 metres to New Lambton Village with its myriad cafes, shops and boutiques
- 4 minutes to Westfield Kotara, 5 minutes to Lambton Village
- 2 mins to New Lambton Public and St Therese's Primary, 6 mins to St Pius
- 11 mins to Bar Beach, 14 mins to the CBD
- 14-minute walk to McDonald Jones Stadium – never miss a game or a concert

Disclaimer: All information contained herein is obtained from property owners or third-party sources which we believe are reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. All interested person/s should rely on their own enquiries.