

**235 Thirlmere Way, Thirlmere, NSW 2572**



**House For Sale**

Tuesday, 14 May 2024

235 Thirlmere Way, Thirlmere, NSW 2572

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 6**

**Area: 3 m2**

**Type: House**



Nathan Fleming  
0423441388



David Wolfe  
0438842942

## **Offers Above \$4,600,000**

Approximately 3.65 hectares (9.125 acres) of prime land situated on a corner, boasting three road frontages. Located at 235 Thirlmere Way, Thirlmere, within Lot 167/DP751270, this parcel of land falls under the coveted R5 Large Lot Residential zoning, with a minimum lot size requirement of 4000 square meters, subject to council approval. The property features an existing residence with four bedrooms, two bathrooms, spacious living areas, an inviting inground pool, a generous garage/workshop, and additional garden sheds with a large road frontage across 3 road frontages. This offering presents a rare and lucrative opportunity for discerning investors. Positioned ideally between the charming Thirlmere Village and the bustling Tahmoor Town Centre, it epitomizes the epitome of a prestigious estate on a grand scale.\* 1.5 kilometres to Thirlmere Town (approx.)\* 2.3 kilometres to Tahmoor Town (approx.)\* 8 kilometres to Picton Town (approx.)Disclaimer: All information contained herein is true and correct to the best of our ability; however, we encourage all interested parties to conduct their own enquiries at all times and not solely rely on the information and photos provided here, as well as discussions with agents or their representatives.