

25 Johnson Avenue, Karuah, NSW 2324



Sold Residential Land

Wednesday, 20 September 2023

25 Johnson Avenue, Karuah, NSW 2324

Area: 800 m2

Type: Residential Land



Joe Dirani

\$357,000

Discover the potential of 25 Johnson Avenue, Karuah NSW, a generously sized 800m² property that presents an excellent prospect for first-time homebuyers or astute investors. Located in the Hunter Region, one of Australia's most rapidly expanding areas, this property offers a gateway to a thriving community and an exciting investment opportunity. The Hunter Region is poised for remarkable growth, with its population projected to reach approximately 950,000 residents by 2041. Anchored by Newcastle Airport, the second busiest in NSW, the region contributes significantly to the local economy, generating around 1.2 billion dollars in economic activity annually and supporting approximately 5600 jobs. The airport provides access to 12 domestic routes served by 6 airlines, catering to roughly 1.3 million passengers each year. Join this vibrant new community with a waterfront lifestyle, making it an enticing prospect for savvy investors and families aiming to build their dream home!

Key Location Highlights:- Convenient 15-minute drive to Medowie Shops- Just a 20-minute drive to Raymond Terrace Marketplace- A leisurely 15-minute walk to Karuah Water View- Enjoy Wanderrabah Beach within a 25-minute drive- Explore famous tourist attractions in just 45 minutes- Easy access with a 25-minute drive to Newcastle International Airport- Experience the charm of the City of Newcastle within a 45-minute drive

Karuah township boasts essential amenities such as a Public School, IGA, doctors' surgery, pharmacy, bakery, RSL, park, boat ramp, and a serene swimming area in the river at Longworth Park. Relish the incredible fishing, boating, and the peaceful lifestyle that Karuah has to offer. The Six Cities Region is also set to be intricately connected through robust transportation and economic links, establishing a hierarchy of centers and preserving environmental assets. Karuah has evolved into a tranquil and serene holiday destination, serving as the gateway to the northern arm of Port Stephens. Today, it offers a picturesque holiday resort along the Karuah River, complete with a boat ramp and picnic area. It's an ideal location for swimming in tidal pools, fishing, and boating. This area is renowned for its natural beauty, outdoor recreational opportunities, such as fishing, boating, and hiking, and its scenic allure. Embrace Place Plans, a novel approach to planning for the development of unique towns and villages across Port Stephens. The Karuah Place Plan complements the Karuah Growth Strategy by identifying additional opportunities for residential development, employment lands, and public infrastructure. In the event of any inconsistencies between the place plan and the strategy, the Karuah Place Plan takes precedence. With increasing demand for regional and rural lifestyle opportunities, a growing capacity for remote work, and favorable conditions for homebuyers, housing demand across the Hunter Region is experiencing exponential growth. Don't miss out on this opportunity. To Find out more, please Contact Joe Dirani on 0490 053 803