

**31-37 Cooinda Place, Kiama, NSW 2533**



**Residential Land For Sale**

Thursday, 16 November 2023

31-37 Cooinda Place, Kiama, NSW 2533

Area: 4042 m2

Type: Residential Land



Robert Moore  
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Jayden Bennett  
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## Online Auction

Robert Moore and Ray White Kiama are pleased to present to market this prime residential R2 zoned development in the heart of the Kiama township. The site is ideally situated less than 1km from the pristine sands of Kiama's 'Surf' Beach, cafes, local schools, township, and offers a rare opportunity to capitalise in a highly sought-after LGA that has with strong demand for the end product. The property will be offered for public Auction on the 18th of December unless sold prior. Elevated with sweeping coastal & rural views, this 4042m<sup>2</sup> site has a lapsed 15 townhouse DA and currently has a proposed DA for 12 semi-detached Torrens titled 4-bedroom homes. Zoned R2 low density residential with a 0.45:1 FSR, 8.5m height limit and offering plenty of options now or in the future, the site is ideally located within walking distance of shops, beaches, train station and stunning coastal walking tracks. Kiama LGA is a highly sought after regional coastal enclave less than 90 minutes drive from Sydney and was rated "best town in Australia" in May 2023 by the renowned demographer Bernard Salt, and is constantly attracting developers, owner occupiers, holiday makers and retirees eager to take advantage of this idyllic coastal lifestyle. For more information, a detailed IM or to organise a personal site inspection please don't hesitate to call Robert Moore directly on 0402 047 414 or email [robert.moore@raywhite.com](mailto:robert.moore@raywhite.com)DISCLAIMER: Ray White Kiama has taken all care in preparing this information and used its best endeavours to ensure that the information contained therein is true and accurate, however, accepts no responsibility in respect of any errors, inaccuracies or misstatements contained herein. Ray White Kiama urges all clients to make their own enquiries to verify the information contained herein.