

**31B Woodlawn Avenue, Mangerton, NSW 2500**



**Residential Land For Sale**

Monday, 26 February 2024

31B Woodlawn Avenue, Mangerton, NSW 2500

Area: 1051 m2

Type: Residential Land



Darren Kay  
0411187768



Nicole Kay  
0411669920

## **Auction**

Both incredibly rare and exceptional in size, this premium land offering is one of the last available in this blue-chip city fringe suburb. Complete with elevated views to the escarpment, a generous building envelope and DA approval already in place for an architect-designed four-bedroom plus study home, it provides a myriad of options for the executive family. A peaceful street setting adds lashings of lifestyle appeal, and savours prime proximity to elite schooling, transport links, University and hospital precincts and Wollongong's beautiful beaches.- Prestige opportunity with leafy parks and TIGS only footsteps away- Pre-cleared and prepared site – more than a quarter acre at your disposal- Power, gas, water, NBN and driveways in place and ready to go- Approved plans include a pool, grand alfresco zones and double garage- Proposed master quarters with dual ensuites and walk-in robes- Alternately, bring your own design vision to this handsome land parcel- Exclusive address close to primary schools, corner cafes and CBD bus