

**43 Sculthorpe Avenue, Whitlam, ACT 2611**



**Residential Land For Sale**

Friday, 15 March 2024

**43 Sculthorpe Avenue, Whitlam, ACT 2611**

**Area: 431 m2**

**Type: Residential Land**



Lamah Mourad  
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Kad Gunestepe  
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650,000+

Imagine a place where your dream home becomes a reality on a 431m<sup>2</sup> block that not only offers an idyllic setting but also boasts dual street access, elevating the potential for architectural creativity and convenience. Located in the prestigious and highly sought-after streets of Whitlam, at 43 Sculthorpe Avenue, this land presents an unparalleled opportunity to craft your forever home in an environment that epitomizes the essence of community and connectivity. In the heart of Whitlam, a suburb renowned for its commitment to community development and sustainable living, this block is more than just land; it's the foundation for your future. As part of the innovative Whitlam Mingle Program, you have the unique chance to engage, influence, and contribute to the creation of a neighborhood that values strong, sustainable, and connected living spaces for families. Strategically positioned only 5 km from the Belconnen Town Centre and 9 km from Canberra's CBD, this plot offers unmatched convenience, with easy access to the growing communities of Wright, Coombs, and Denman Prospect. The dual street access enhances its appeal, providing flexibility in home design and accessibility that is rare in today's market. Surrounded by the natural beauty of the Brindabella Ranges, Black Mountain, and the Arboretum, and located near essential arterial roads for quick connections across Canberra, this plot is a perfect blend of urban accessibility and natural splendor. It is an invitation to live in harmony with nature while enjoying the benefits of city life. This land captures year-round sunshine, offering beautiful views and a serene backdrop for your dream home. It lies in close proximity to parkland, open green spaces, and walking paths, promising a lifestyle of peace, privacy, and pleasure for growing families. Block Details: • Block 9 Section 16 Whitlam • Block size: 431m<sup>2</sup> (approx.) • Dimension 14.4 m x 29.9 m (approx.) Don't let this unparalleled opportunity slip away. Reach out to Lameh on 0487 555 551 or Kad on 0487 555 557 for more details and take the first step towards turning your dream home into a reality.