

# 54B Huntingdale Crescent, Connolly, WA 6027

## Sold Residential Land

Thursday, 23 November 2023

54B Huntingdale Crescent, Connolly, WA 6027

Area: 736 m2

Type: Residential Land



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**\$525,000**

Is this the best block in the Northern suburbs? We invite you to take a look, walk around and decide for yourself! - A HUGE, level, cleared block surrounded by trees, bushland reserve, bird life and only 50m from Huntingdale Park, and only a five minute stroll to Australia's number 1 golf course resort. - At 735sqm and a total of a whopping 18m width at the rear, this space offers immense scope for landscaping and design - room to build your dream home plus lawn, garden, pool and a luxury cabana with the back drop of the leafy green canopy of bushland behind. Limited only by your imagination! This is an outstanding opportunity - nothing compares in size and dollar value per square metre! The south side block has already SOLD - so jump in before it's gone! - Plans already approved and in place for a five bedroom, three bathroom, 7 star energy rated double storey home with a builder offering construction to lock up in 90 days (apprx). How? Using Hebel, an innovative construction method with superior strength, thermal and sound insulation qualities. Details and full plans available. A single storey home with any builder of your choice can be built, although this footprint, already approved takes the guess work, time, cost and effort out of what is possible. With a rare block of these proportions, in a prime suburb, minutes from the beach and Joondalup, there's space for a gorgeous, modern home, back yard, pool plus room for the kids...and council approved plans\* are waiting for the green light to get started! SAVE TIME / SAVE MONEY - Title issued - Plans approved to build a seven star energy rated luxury home - Utilities ready for connection LOCATION - World class Joondalup Golf Resort / Country club - walking distance - 800m - Ocean Reef Marina (90 hectares recreational / tourism development) - 4.0km - Lakeside shopping Joondalup - 3km - Edith Cowan University - 2.4km - Joondalup Train Station - 3.0km - Ocean Reef Senior high School - 3.7km - Connolly Primary School - 900m - Belridge Secondary College - 4.3km - Parkland, bush reserves, kangaroos and bird life on your doorstep\* Plans show the approved house design Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.