

**6 Heron Crescent, Thompson Beach, SA 5501**

**REFINED**

**Residential Land For Sale**

Wednesday, 24 January 2024

6 Heron Crescent, Thompson Beach, SA 5501

Type: Residential Land



Cleopatra NguyenSurguy

0401154649

## Contact Agent

Cleopatra Surguy is delighted to welcome you to 6 Heron Crescent Thompson Beach. M: 0401 154 649. E: cleopatra@refined.com.au A substantial block of land on the beach side of the street, only one street back from the Esplanade. Land has already been surveyed and pegged in December 2023. Also been cleared and levelled. Ready to build. - Approximately 940 square metres in the beautiful seaside township of Thompson Beach, the best crabbing beach in South Australia- Wide frontage approx. 27 metres, Depth approx. 35 meters- Rectangular in shape- No easements- There is an access walkway to the beach right across the road making it a very convenient location. - Seafood all year round – mud crabs, snappers, whiting, flounders, cockles etc... Fresh from the ocean, straight to the BBQ. It doesn't get better than that! Peace - tranquillity - what a lifestyle! Approx 59km from Adelaide & an easy drive down Pt Wakefield Rd to Gepps Cross, you'll be surprised how peaceful and relaxing this idyllic beachside area actually is. Whether you are looking to secure a site for your weekender, wanting to build an every-day home or investing for your later years, new properties are now regularly being built in Thompson Beach and this will likely have a positive effect on future land values. With the water so close, walking trails in the extensive native bush land that surrounds and the convenience of shopping, fuel and a hotel just a short drive away in Dublin. What is there to do at Thompson Beach? The area is known for its crabbing, fishing, bird-watching, nature trails and peace and quiet. It's a great place to kick back, relax and quietly enjoy the natural surroundings. Thompson Beach is home to the northern gateway of the Adelaide International Bird Sanctuary National Park (Winaityinaityi Pangkara). Not to be missed this wonderful opportunity!