

# 7 Stenhouse Drive, Eleebana, NSW 2282

## Residential Land For Sale

Wednesday, 17 April 2024

7 Stenhouse Drive, Eleebana, NSW 2282

Area: 972 m2

Type: Residential Land



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## Price Guide on Request

It's not often that such an enticing opportunity presents itself – a prime 972.7m<sup>2</sup> block with a wide range of building options in a quiet, established, and central family neighbourhood. Positioned on a peaceful street within an established estate, this parcel of land boasts that rare combination of tranquillity and convenience. Backing onto natural bushland, it provides a blissful retreat from the hustle and bustle of everyday life, while still being just moments away from all the amenities and recreational activities you'll ever want or need. With a north-facing frontage, this property invites you to design a home that takes full advantage of the sun and the stunning vistas of the surrounding verdant hills. Whether you envision a contemporary masterpiece or a traditional family abode, the gentle slope at the front and the near-level rear offer an array of possibilities for architectural innovation and landscape design. Take inspiration from neighbouring properties, where cleverly crafted split-level designs seamlessly blend with the natural topography, creating harmonious living spaces that effortlessly flow from indoors to out. Imagine enjoying your morning coffee on a sun-drenched deck, surrounded by lush greenery and the soothing sounds of nature. Privacy is paramount in this idyllic setting, with high fences enclosing the rear yard, providing a sense of sanctuary and seclusion. Mature trees dot this space, offering both shade and beauty, while also serving as a ready-made backdrop for the quintessential Aussie back yard, perhaps with fruit trees, a veggie patch, a native bird sanctuary and an expanse of lawn for children and pets to run around and play. This prime block enjoys an enviable location. Just a short stroll through bushland and you'll find yourself lakeside at Croudace Bay where your pooch will relish the freedom of the local dog park. Excellent shops and a foodie's paradise await at nearby Warners Bay, or if a day at the mall is more your style, Charlestown Square is only minutes away. Staying fit will be easy with lakeside cycleways and bushwalking trails nearby plus plenty of opportunities for lake activities. The boat ramp is a short drive away and families will be pleased to learn that this area is zoned for Eleebana Public and Warners Bay High School. Eleebana is calling. Don't miss this rare opportunity to build your dream!

**Features include:**

- Vast, elevated and north-facing 972.7m<sup>2</sup> block of land in prime estate.
- Tucked away in a quiet, established street bordering bushland.
- Zoned R2 low density residential.
- Elevated views of verdant hills at the front and bushland at the rear.
- Central location to shopping, schools, and major arterial routes.
- Located in a boaties and water lovers paradise.
- Zoned for Eleebana Public and Warners Bay High School.
- Last block left, be quick to secure.
- Rare opportunity to build your dream.

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