

# 74 Araluen Terrace, Tullimbar, NSW 2527

LAND  
© SYND

## Sold Residential Land

Friday, 8 March 2024

74 Araluen Terrace, Tullimbar, NSW 2527

Area: 949 m2

Type: Residential Land



Daniel McConnell



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**\$550,000**

Proudly set in the ever-beautiful Tullimbar Estate with extraordinary dimensions, this executive vacant building block is clocking in at a whopping 949.2m<sup>2</sup>. Big, bold and beautiful capturing 180 degrees of blissful valley and township views, this exciting parcel of land endorses a peacefully tranquil, and private lifestyle. Fully serviced and registered, the block is pegged out and ready to design your dream home on immediately. This truly is a rare find in today's market with the traditional building block fastly becoming smaller and smaller, however this lot is almost a quarter acre in size and boasts an extra wide frontage therefore is sure to impress offering ample space to build a multi-dwelling development or a more prestige design home to utilise the views and surrounds. Additional highlights: - Zoned R2 – Low Density Residential. - Slight elevation, ideal for split level home - Capturing incredible escarpment views with limited neighbours at both front and back of the block. - Short stroll to the kid's local park with BBQ facilities, not to mention the outdoor basketball court. - 3km to Woolworths Albion Park – 7km to Shellharbour Airport – and short 11-minute drive to Shellharbour's pristine beaches and Shell Cove Marina. An exceptional opportunity awaits. Feel welcome to contact listing agent Daniel McConnell for further details.