

**94 Abraham Street, UtaKarra, WA 6530**

**Professionals**

**Sold Residential Land**

Monday, 16 October 2023

94 Abraham Street, UtaKarra, WA 6530

Area: 799 m2

Type: Residential Land



Michael Cotton



Amelia Saunders  
0488913029

**\$31,000**

Looking for the perfect property to build your dream duplex or investment units? Look no further than 94 Abraham St, Utaarra! This spacious 799 SQM block is a real gem, offering endless possibilities. Zoned R30 with a minimum lot size of 330 SQM, it's primed for development. Imagine the potential of a 2-unit site, pending WAPC and local council approval! Situated on a corner block at the junction of Aitken Place and Abraham St, you have the advantage of two possible accesses. This flat, level block makes construction easier and more cost-effective. Plus, it's equipped with a deep sewer point off Aitken Place and water service off Abraham Street, saving you time and money. Safety and privacy are assured with diving fences already in place. With the beach and CBD of Geraldton just 4 km away, and convenient access to Woolworths Wandina, Champion Bay Senior High School (only 1300 meters away), and Rangeway Primary School (2.2 km). Seize this incredible opportunity and turn your property dreams into reality! Contact Michael Cotton or Amelia Saunders today for more information. Don't miss out!