

**14 Webb Road, Booker Bay, NSW, 2257**



**House For Sale**

Wednesday, 2 October 2024

14 Webb Road, Booker Bay, NSW, 2257

**Bedrooms: 3**

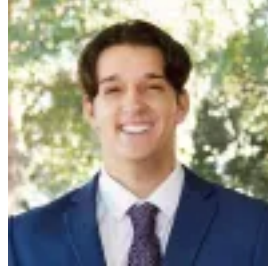
**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Matthew Dawson  
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Luca Zerdo  
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## Coastal convenience ready for next chapter

Amazing opportunity for first home buyers, developers or those wanting to build a new project home. Set on a level 626sqm parcel of land, this is the ideal development site (STCA) in a quiet location. Conveniently located close to waterfront, beach, shops, restaurants, Ferry to Palm Beach and moments to Woy Woy Train Station.

- Perfect as first home with view to building a new residence down the track STCA
- Zoned R1 general residential, on large level block, suitable for project homes
- Existing dwelling has three bedrooms main with built-in; requires painting/new carpets
- Further accommodation possibilities with sleepout (STCA)
- Neat and tidy kitchen; renovated bathroom, ducted air conditioning
- Enjoy the ease of living within short walk/drive to both the beach, shops, cinema
- Handy to schools, grocery stores and waterfront with public wharf
- Choice of boat ramps close by to access Brisbane waters, level walk to shops/cafés
- Moments to beautiful coastal beaches and walking/cycling tracks
- Booker Bay is approximately 15 minutes to M1, 75 minutes commute to Sydney

### KEY DETAILS:

Council Rates \$2,297pa

Water Rates \$1,147pa