

5 Boulwood Street, Coffs Harbour, NSW, 2450

House For Sale

Friday, 9 August 2024

the edge
COFFS HARBOUR

5 Boulwood Street, Coffs Harbour, NSW, 2450

Bedrooms: 25

Bathrooms: 14

Parkings: 1

Type: House



Brett Finnie
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Prime Beachside Investment...

This is an outstanding opportunity to secure what is arguably the best residential site in Park Beach.

Positioned just 250 meters to the beach, "Seadrift" is a brick and tile unit complex, comprising 13 units, plus an inground pool.

Zoned R1 General Residential, the land size is 3,072m², providing a substantial footprint and a building height limit of 22 metres, allowing for a myriad of development options. (Subject to council approval).

The gross annual rental income is approx. \$290,000, with scope to increase rents as the current leases expire. This will assist with holding costs while you plan your development, or simply retain as is.

Park Beach is rapidly becoming one of the Coffs Coast's most progressive suburbs. Easy access to beaches, the Park Beach Plaza, cafes, pub and bowling club, future proof this as a blue chip real estate investment.

The combination of land size, zoning and location make this an attractive proposition for the astute purchaser.

For further information and a copy of the Information Memorandum please contact the listing agent.