

**1 Kurrajong Rd, Russell Island, QLD, 4184**



**Sold Land**

Sunday, 1 September 2024

1 Kurrajong Rd, Russell Island, QLD, 4184

Type: Land



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## Dual-Zoned Land with Endless Potential

Unlock the potential of this expansive block of land, spanning 1,621m<sup>2</sup> and boasting dual zoning, strategically positioned in a highly sought-after area of [Island Name]. With a central residential zoning flanked by two blocks designated as neighborhood commercial centers, this unique offering presents a myriad of development possibilities.

### Key Features

The property benefits from a unique dual zoning setup, with the central block designated for residential use and the adjacent blocks zoned for neighborhood commercial centers. This configuration offers flexibility and opens doors to a wide range of development options.

In a market where commercial-zoned land is scarce, this opportunity stands out. With only a handful of blocks boasting commercial zoning in this part of the island, this property holds immense value and potential for savvy investors and developers.

Spanning an impressive 1,621m<sup>2</sup>, the land parcel provides ample space for diverse development projects. Its easy code assessable application streamlines the development process, making it an attractive proposition for those looking to capitalize on the burgeoning market demand.

### Development Possibilities

The flexible zoning allows for a variety of commercial and residential developments, including but not limited to:

- Caretakers Dwelling
- Child Care Centre
- Commercial Office
- Drive Through Restaurant
- Education Facility
- Health Care Centre
- Estate Sales Office
- Home Business
- Indoor Recreation Facility
- Place of Worship
- Refreshment Establishment
- Shop
- Tourist Accommodation
- Veterinary Surgery

Contact listing agent today and secure this rare opportunity.