

140A Morrison Avenue, Wombarra, NSW 2515

STONE

Residential Land For Sale

Wednesday, 12 June 2024

140A Morrison Avenue, Wombarra, NSW 2515

Area: 660 m2

Type: Residential Land



Angela Bolton

0437220021

\$1,200,000

In a prestigious address minutes from both Wombarra and Scarborough beaches, this 660sqm (approx.) vacant block blends a secluded nature setting with a spectacular chance to bring your ultimate design vision to life, zoned R2, with scope for dual occupancy development (STCA). DA approval is in place for a tri-level three bedroom plus study, architecturally designed home by award winning design firm Panov-Scott; the potential at hand is thrilling to ponder.- Exclusive opportunity boasting a sought-after coastal position and lifestyle- One of the very few vacant lots remaining in the Illawarra's northern suburbs- Custom-build your dream home (STCA), or use existing plans and get going straight away- DA approval in place for a tri-level three bedroom plus study home with separate studio- Scope to capture glorious views east over Wombarra Beach and west to escarpment- Power + sewage available, plus consultant reports including bush fire and geotech- Approximately 1.8km to Wombarra Bowling Club, walk to station and ocean pool- Approximately 1.7km to Scarborough Public School and 2.5km to Earth Walker + surrounding shops- Easy access to M1, approx. 20-25 minute commute to Wollongong CBD and approx. 1 hour to Sydney Council rates \$586.97pq approx. Water rates \$158.45pq approx.