

# Lot 15, Wolumla Estate, Wolumla, NSW 2550

## Residential Land For Sale

Friday, 5 April 2024



Lot 15, Wolumla Estate, Wolumla, NSW 2550

Type: Residential Land



Roy van Casteren  
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## PRICE GUIDE \$295,000

Introducing Lot 15 in the prestigious Wolumla Estate—an enticing opportunity awaits for first-time home buyers, downsizers, and savvy investors alike, one of the last available blocks for sale in the entire estate, seize the chance to secure your piece of this thriving community before it's too late! Nestled just a short 10-minute drive from the breathtaking beaches of the Sapphire Coast and vibrant Merimbula, Lot 15 offers the perfect fusion of rural tranquility and coastal convenience. Spanning over 816m<sup>2</sup> of prime land, this property boasts easy access to essential utilities, ensuring a seamless transition to your dream home. Situated in the heart of Wolumla, residents will relish in the serene surroundings while still enjoying close proximity to local schools, lush parks, and charming cafes. With most properties already claimed by eager first-time buyers, this estate promises to foster a vibrant community atmosphere, ideal for young families and downsizers alike. But that's not all—Lot 15 presents an array of advantages that set it apart from the rest. Featuring an extra wide 27m street frontage, completed duplex drawings available upon request, and one of the flattest blocks in the estate, construction costs are minimized, offering unparalleled value for discerning buyers. Plus, with its desirable north-facing aspect, you'll enjoy abundant natural light and warmth throughout the day. Don't miss your chance to make your mark in Wolumla Estate—secure Lot 15 today and embark on a journey toward your idyllic coastal lifestyle. Act now before this rare opportunity slips away!