

**Lot 35 The Gateway Estate, 556 John Oxley Drive,
Thrumster, NSW 2444**

Residential Land For Sale

Friday, 3 May 2024

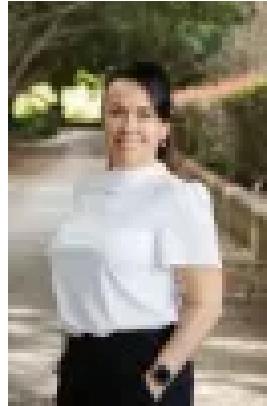
Lot 35 The Gateway Estate, 556 John Oxley Drive, Thrumster, NSW 2444

Area: 9731 m2

Type: Residential Land



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Contact Agent

Nestled within The Gateway Estate, this expansive 9731m² parcel of land presents a prime opportunity for development. Situated as the Gateway to Port Macquarie, this location is rapidly gaining traction as an up-and-coming area for investment and growth. Zoned as R1 - General Residential, its potential is vast, offering purchasers the chance to explore various possibilities. With no specified height limit, the site is suitable for high and medium density residential development. Key Highlights:- Prime Development Potential- Zoned R1 - General Residential- Expansive 9731m² Site- No Specified Height Limit - Preliminary Plans available upon request- Essential Services Available - Water, Electricity, NBN, Sewer Preliminary plans have already been drafted for Affordable Housing Units, showcasing this property's promising prospects. Furthermore, essential services such as water, electricity, sewer, and NBN connection points are readily available, streamlining the development process. Anticipated registration by the end of the second quarter of 2024 ensures a timely progression for potential projects. For further information and to discuss this development potential site, please contact Paul Loughland and the NPB Team. Paul Loughland: 0402 639 265 NPB Office: 0447 020 742 Located approximately:- 400m to Port Service Centre- 500m to Sovereign Hills Town Centre and speciality shops, including a pharmacy, modern gym, IGA plus liquor and cafés- 500m to Sovereign Hills Business Park- 1.2km to St Joseph's Regional College- 2.3km to Thrumster Business Park- 5.3km to Lake Innes Village Shopping Centre- 5.9km to Port Macquarie Base Hospital- 6.1km to Charles Sturt University- 7.1km to the University of NSW Rural Clinical School- 7.8km to TAFE NSW- 9.2km to Port Macquarie CBD- 11.1km to Port Macquarie Town Beach- 11.3km to Port Macquarie Airport

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