

**Lot 3714, 3 Sweeney Road, North Rothbury, NSW  
2335**



**Residential Land For Sale**

Saturday, 27 April 2024

Lot 3714, 3 Sweeney Road, North Rothbury, NSW 2335

Area: 819 m2

Type: Residential Land



Ben Justin  
0249383910

**\$425,000**

The promotion for Lot 3714 at Huntlee offers a \$20,000 discount if you deposits & settle on the land before June 30 2024. The property is located in a master-planned community in the heart of the Hunter Valley, offering various amenities and facilities. Here's an overview of the lot and its benefits: Lot 3714 Features: Size of 819sqm with a 18m frontage. Registered. Requires a \$10,000 deposit. Huntlee Advantages Inclusions: Side and rear fencing with front yard landscaping included. Recycled water system included, so no water tank is required. NBN fiber to the premises and reticulated natural gas. Location: Close to Huntlee's district park, Coles shopping center, dental and medical centers, childcare facilities, and Huntlee Tavern. Minutes' drive to Hunter Valley wineries and restaurants. Convenient access to Hunter Expressway, 45 minutes from Newcastle Airport, and 90 minutes to Sydney. Living in Huntlee provides residents with proximity to various amenities and natural attractions, making it an attractive place to live, work, and play. Make sure to take advantage of the promotion if you are considering buying this lot.