

Lot 53, Nicklaus Avenue, Woodridge, WA 6041

Sold Residential Land

Friday, 18 August 2023



Lot 53, Nicklaus Avenue, Woodridge, WA 6041

Area: 2 m2

Type: Residential Land



Stuart Irving
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Contact agent

This Pristine & untouched 2.41ha Block with a 70m street frontage to Nicklaus Avenue affords you the increasingly rare opportunity to build your own Dream Rural escape just an hour from Perth and 10mins from Guilderton and the Indian Ocean at Mouth of the Moore River! Features include: * 2.41ha Block home to native vegetation* 10mins from Guilderton* 40mins from Joondalup* Water Services available from the street Shire of Gingin - Zoning RL2 (Rural Living 2) under Local Planning Scheme No. 9 (District Scheme) Land Area - 2.41ha / 5.96a / 24,139sqm Council Rates: \$1,373pa Water Rates: \$276pa (FY 2022/23) Webbook link - <https://www.rea-webbooks.com.au/Irving-and-Keenan-Real-Estate/Lot-53-Nicklaus-Avenue-Woodridge> Shire of Gingin Website - 1 - Local Planning Scheme - <https://www.wa.gov.au/system/files/2022-01/LPSC-gingin9-scheme-text.pdf> 2 - Locality Map - https://www.wa.gov.au/system/files/2023-03/Map6_Gingin_LPS9NEW_Wilbinga-Locality.pdf For further Details please contact Agents: Brad Irving 0422 678 144 www.irvingandkeenan.com