

**Manon Street, Armstrong Beach, Qld 4737**

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**Other For Sale**

Thursday, 13 June 2024

Manon Street, Armstrong Beach, Qld 4737

Area: 11 m2

Type: Other



Royce Dunn  
0749632500

**Price reduced to \$890,000**

11.56 hectare site (28.5 acres) over 2 titles off the southern end of the Esplanade at Armstrong Beach. Just 10 minutes to Sarina and half an hour to Mackay. Level easy to build on land with sandy loam soils will keep the costs down. The site has direct access to beach via Millsom Lane and a tidal creek forms the Southern boundary. Development approval and operational works approvals in place for a modern serviced 65 lot subdivision with lots ranging from 839m<sup>2</sup> to 1980m<sup>2</sup>. Build here in the tranquil beachside setting or develop & prosper. Seller motivated to sell so all reasonable offers considered.