

**16 Bay Terrace, Shute Harbour, Qld 4802**



**Residential Land For Sale**

Thursday, 11 July 2024

16 Bay Terrace, Shute Harbour, Qld 4802

Area: 675 m2

Type: Residential Land



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## For Sale

When building your dream oceanside home, could it be any more picture perfect? Being offered is a rare, 675m<sup>2</sup> (approx.) stand alone, elevated vacant allotment with superb easterly ocean views. Perfectly positioned in the stunningly serene Shute Harbour, retirees or families wishing to build their dream home or lifestyle property with potential income (STCA) will fall in love with this one! Situated in an absolutely magnificent region, in a serene & quaint coastal community, in an ideal position, in the perfect climate. The owners are regrettably moving on with other plans and have already done much of the leg work for the next owner by obtaining all the necessary building approvals, engineering reports, soil tests, and much more. This allotment comes with a high-end architecturally designed DA, 2 street access, with flexibility to build either a 2 storey 2 separate residences (i.e. separate upstairs downstairs), or a large single residential dwelling surrounded by exquisite forest and no adjoining neighbours on any boundary! How does this suit so far? There's more... Once you've built, you and or your guests may leave the car at home as you'll have the shortest stroll to the Shute Harbour Marine Terminal to go exploring some of the 74 world famous Whitsundays Islands or a take a scenic flight over them leaving from the Shute Harbour Airport just 5klms away! Or enjoy the flora and fauna of the nearby bush walking trails of the Conway National Park such as Mt Rooper across the road. The best part of buying land in this location is you don't have any additional body corporate fees, there are no building or architectural guidelines either so you have the freedom, flexibility, and time to build whenever you like. It's no secret that Shute Harbour is known for its exclusive real estate opportunities and prestige properties. This is the area you want to be in! Also, from the nearby bus stop, you can be in Airlie Beach within approx. 10 minutes to explore the restaurants, Airlie Lagoon, shopping centres, schools, and business precinct. The soon to be built world class \$350 million 395 berth 'Shute Harbour Marina' with planned restaurants and cafes is expected to be commencing soon and literally just down the road! One sweet package! Don't wait if this is the lifestyle you've always dreamt of.