

2 Ilford Avenue, Buttaba, NSW 2283



Residential Land For Sale

Sunday, 23 June 2024

2 Ilford Avenue, Buttaba, NSW 2283

Area: 1718 m2

Type: Residential Land



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Tender

Prime lakeside location offering the perfect opportunity for any astute buyer. Current owners now have this beautiful 1718m² block DA Approved into 3 lots. Plans have been drawn up for duplexes to go on each of the 3 lots - they are not DA approved but we are holding plans if you would like to see the possibilities. With the potential for glistening Lake Views and sitting in a quiet, leafy, family friendly suburb of Buttaba + public transport straight out the front - there are numerous reasons why this location would be desirable to a wide range of buyer.* 1718m² vacant lot - 3 street frontages* DA Approval to subdivide into 3 separate lots* Possibility for 3 duplexes, the possibilities are endless - all development subject to a Complying Development Certificate * Potential for views* Short stroll to waterfront reserve* Approximately 2km to public boat ramp and jetty* Public transport available* Within minutes to local shopping villages, cafes, restaurants, clubs, sporting fields, parks etc* Choice of schools

PROPERTY BEING SOLD BY TENDER - ALL OFFERS TO BE IN THE OFFICE IN WRITING BY THIS TIME - If the offer is accepted you will need to be in a position to sign an unconditional contract and pay the 10% deposit at this time - all necessary investigations would need to be completed and all conditions agreed prior to the closing date & time.

TENDERS CLOSES - 3PM on the THURSDAY 18TH JULY 2024 (if not sold before)

From all of us at Ray White Toronto - Warners Bay - Wangi Wangi - North Lake Macquarie, we wish you every success in the search for your next property. If you would like more detail on this or to chat about one of the many other properties we have available please call or email us today.

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