

Lot 37 Frogmouth Drive, Gulmarrad, NSW 2463



Residential Land For Sale

Wednesday, 10 July 2024

Lot 37 Frogmouth Drive, Gulmarrad, NSW 2463

Area: 4371 m2

Type: Residential Land



Grant Neilson
0429664312

\$445,000

Frogmouth Drive has been a staged small acreage subdivision filled with stylish and individual homes, making it one of the stand-out streets in Gulmarrad. Already a quiet cul-de-sac Lot 37 offers even greater privacy due to the battle-axe driveway to the home site. When you drive up the gentle slope of the sealed driveway and turn around you will instantly note that the extra elevation you have above the land in front and across the road to the nature reserve. The other advantages Lot 37 Frogmouth Drive has over other land available is that it is already fully fenced, it has a sealed driveway with a culvert in place, and almost 100% cleared with only selected trees left in place. All these things will save an incoming purchaser tens of thousands of dollars. Gulmarrad is a suburb nestled between the riverside town of Maclean (6.6km away or a 9-minute drive) and the pristine coastal beaches of either Brooms Head (19km or 16-minute drive) or Yamba (20km or 20-minute drive). With the Gulmarrad Commercial Precinct imminent, what you pay for in Gulmarrad today will seem cheap when that infrastructure is in place. Make your interest known if you want to enter the region in one of the premier estates to guarantee your investment.