



94 Mudjimba Beach Rd, Mudjimba



Not many, if any ..

In a time when vacant land in established beachside villages is virtually non-existent, an opportunity like this is worthy of closer inspection. Held by the same owners for more than 40 years, this 809sqm block will be the start of a dream beach build like no other.

- 809sqm vacant allotment. Wide 20.1m frontage
- Walk or bike ride 1km to the patrolled surf beach
- Same distance to school, Coles, medical & tavern
- No registered easements. Full/maximum use of site
- Protected housing precinct (not suitable for units)
- Zoned low density residential/large home site
- Fill and tree removal required to make ready to build
- No restrictive covenants. Plenty of room to move

12 minutes' walk to the beach, and similar time to the village centre means less time in the car and more time enjoying a relaxed coastal lifestyle. Whether you're looking with future development in mind, or simply need a big block for a large shed, pool and maybe that self-sufficient sun-drenched vegetable garden, this property will do it all with ease. Time to turn the beach dream into reality.

Site report/council mapping & overlays:

<https://maps.scc.qld.gov.au/sitereport/index.html?>

809 m2

Price	SOLD for \$690,000
Property Type	Residential
Property ID	2998
Land Area	809 m2

Agent Details

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Council rates & unconnected Unity Water charges: \$2150/year (approx)

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