

## 13 Gita Pl, Woolgoolga, NSW 2456

\$670,000

Residential Land



### Level home site - ocean glimpses

- R2 Residential Zoning
- Elevated position capturing gentle ocean glimpses
- Generous 679m2 parcel, predominantly level block with level building pad
- Registered and ready for construction (STCA)
- Located just minutes from Woolgoolga Village & essential amenities

**Open for Inspection**

By Appointment.

Offering an increasingly rare opportunity to secure premium coastal land in Woolgoolga, one of the most desirable pockets along the Coffs Coast. Positioned in a quiet cul de sac, this sun drenched block offers a level building platform and mostly level property, with a natural elevation that welcomes sea breezes and subtle ocean views.

Nestled within a peaceful, family friendly enclave, while still offering effortless access to village conveniences. Woolgoolga's vibrant cafes, boutique shops, local supermarket and charming village atmosphere are all just a short drive away. Coffs Harbour's city conveniences, airport, and major retail precincts also remain within easy reach, approximately 20 minutes from the site.

Surrounded by high quality contemporary homes, the neighbourhood has a modern, cohesive feel that continues to enhance the value and appeal of the area. The elevated setting provides a tranquil outlook, while sitting just moments from Woolgoolga's famed beaches and headland, where you can enjoy sunrise strolls, whale watching, and the relaxed rhythm of beachside living.

Whether you're envisioning a striking architectural residence or a long term investment, this land offers a blank canvas of exceptional potential. With infrastructure already in place and registration complete, you can move forward with your plans quickly, subject to council approval. All lifestyle amenities are within comfortable reach, from the beach and village, to schools, parks, cafes and outdoor recreation.

Land of this calibre is generally scarce and sought after in this area, making this a great opportunity where lifestyle, convenience and future growth are all combine in one package.

Be quick, blocks like this do not come onto the market often and are always in strong demand.

#### Listed By

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