

Lot 323 & 107 Yellow Rock Rd, Urunga, NSW 2455

\$475,000

Residential Land



## Prime Coastal Acreage

Unique & rare to the market, here is a great opportunity to secure 2.69 Ha of prime coastal land. Zoned RU1 - Primary Production, the property is ideal for those with a focus on farming or agriculture. Perfect for the hobby farmer wishing to work the land, horse/livestock enthusiasts or keen horticulturalist. Located adjacent to the Bellinger River where you can enjoy a spot of fishing on the banks of the river, or a short 5 minute drive to Urunga's Town Centre & stunning beaches.

Whether you're searching for some space for your livestock, storage shed for the farming equipment or room to grow vegetables, this is the ideal block.

### Open for Inspection

By Appointment.

\* Please note there is no dwelling entitlement available

### Listed By

Nicole Cardow

Phone: (02) 6654 1148

Mobile: 0414 584 592

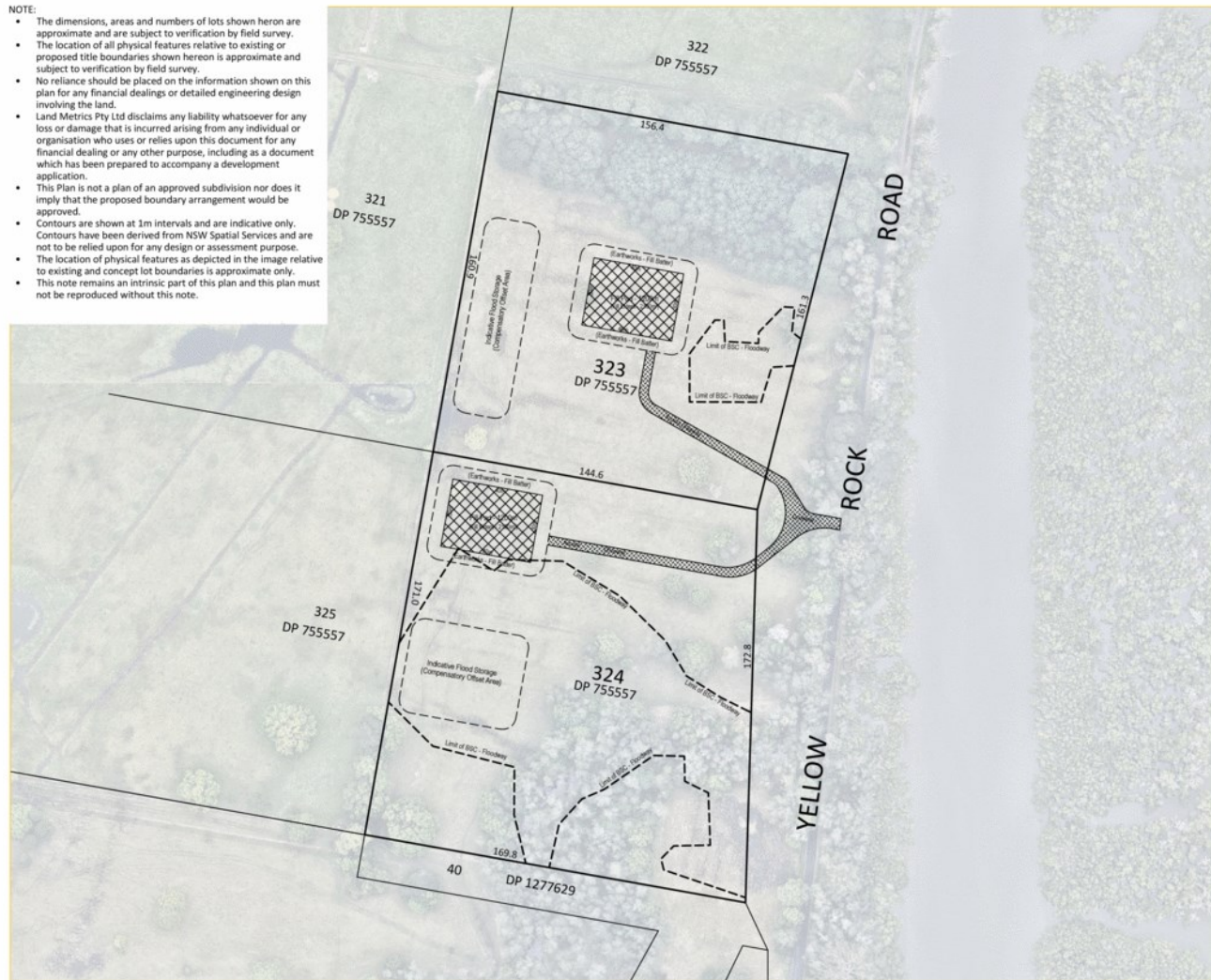
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- The dimensions, areas and numbers of lots shown herein are approximate and are subject to verification by field survey.
- The location of all physical features relative to existing or proposed title boundaries shown herein is approximate and subject to verification by field survey.
- No reliance should be placed on the information shown on this plan for any financial dealings or detailed engineering design involving the land.
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- This Plan is not a plan of an approved subdivision nor does it imply that the proposed boundary arrangement would be approved.
- Contours are shown at 1m intervals and are indicative only.
- Contours have been derived from NSW Spatial Services and are not to be relied upon for any design or assessment purpose.
- The location of physical features shown on this plan relative to existing and concept lot boundaries is approximate only.
- This note remains an intrinsic part of this plan and this plan must not be reproduced without this note.



**LEGEND**

— Limit of Council Mapped Floodway

**PROPOSED EARTHWORKS**  
LOT 323 & 324 IN DP755557  
YELLOW ROCK ROAD, URUNGA

Client: Peter Ryan Contractors



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|             |            |     |
|-------------|------------|-----|
| Surveyed    | Drawn      |     |
| N/A         | MC         |     |
| Checked     | Date       |     |
| DRAFT       | 12/11/2024 |     |
| Dwg No      | Sheet      | Rev |
| 2024_023_PP | 1 OF 1     | A   |
| Dwg Scale   |            |     |
| 1:1500      |            |     |