



**2 Waratah St, Russell Island**



□ Prime Corner Block with Endless Possibilities, close to the CBD, with power, water & NBN readily available.

Welcome to 2 Waratah Street, Russell Island, where a golden opportunity awaits you! We are thrilled to showcase this generously sized 665m2 corner block, approximately 85% cleared, offering the perfect foundation for your dream home or investment project.

#### □ Key Features:

- Large 665m2 corner block
- Approximately 85% cleared
- Level terrain for easy construction
- Power, water, and NBN infrastructure nearby for convenient utility connections
- Recent favorable Soil, Permeability test, & Sewer System placement Plan available.

□ **Build Your Dream Oasis:** This exceptional corner block provides the canvas for your dream home or investment venture. With ample space and a level layout, the possibilities are endless. Let your imagination run wild as you design the perfect residence tailored to your lifestyle.

□ **Utilities Made Easy:** Enjoy the convenience of power, water, and NBN infrastructure running past the property, ensuring a seamless connection process. This hassle-free setup simplifies the journey to turning your vision into reality.

□ **Close to Russell Island CBD:** Situated just a quick 3-minute drive from the

□ 665 m2

|                      |                   |
|----------------------|-------------------|
| <b>Price</b>         | SOLD for \$50,000 |
| <b>Property Type</b> | Residential       |
| <b>Property ID</b>   | 3259              |
| <b>Land Area</b>     | 665 m2            |

#### Agent Details

Geoff Walsh - 0418 194 313

#### Office Details

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heart of the thriving Russell Island CBD, this location offers the perfect balance of tranquility and accessibility. Embrace island living without sacrificing the convenience of nearby amenities.

▣ **Natural Beauty Surrounds:** Immerse yourself in the natural beauty that Russell Island has to offer. With the majority of the block already cleared, envision a garden oasis or outdoor haven where you can unwind and enjoy the island lifestyle.

▣ **Act Fast – This Won't Last:** Opportunities like this don't come around often. The combination of size, location, and convenience makes 2 Waratah Street a rare find in the market. Act quickly to secure your stake in this prime piece of real estate.

▣ **Contact Rob Today:** Don't miss out on this chance to own a piece of paradise. Contact us today to arrange a viewing or to request more information. Call Rob to make 2 Waratah Street, Russell Island, the beginning of your island living dream.

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