

Sold



## 109 Old Highway, Narooma



### Gentle Sloping 4229m2 - Close to Narooma

"Kamryn" - Only a short drive from Narooma is this gentle sloping 4229m2 block of land with underground power. Currently, there is a good stand of Spotted Gums and Iron Bark trees (potential income from the timber). A level pad has been created to park your car or caravan.

Selective clearing of the trees would give you an ideal building site with screening from the neighbouring block. A paper road runs along the western boundary giving you more privacy as there is a high probability of this never being developed. Sometimes, councils offer unusable paper roads to neighbours to purchase at a reasonable price.

Next door is a well maintained vacant parcel of land that is visited by native wildlife. Plenty of bird life can be seen visiting and nesting in the surrounding trees.

Overall, a good sized block with the convenience of being so close to Narooma, Wagonga Inlet and the many popular beaches.

📏 4,229 m2

<b>Price</b>	SOLD for \$169,500
<b>Property Type</b>	Residential
<b>Property ID</b>	111
<b>Land Area</b>	4,229 m2

### Agent Details

Sam Sheather - 0478 004 088  
Dee Cramb - 0421 748 610

### Office Details

Clearwater Real Estate - Narooma  
02 4476 4449



The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.