

**18-22 Kamilaroi Road, Gunnedah, NSW, 2380**



**Land For Sale**

Monday, 16 December 2024

18-22 Kamilaroi Road, Gunnedah, NSW, 2380

Type: Land

## AFFORDABLE RESIDENTIAL DEVELOPMENT

With limited residential lots available in the thriving regional NSW town of Gunnedah, this site offers a unique opportunity to develop four affordable individual blocks. 18-22 Kamilaroi Road is currently improved with a circa 1930's weatherboard dwelling and ancillary shedding.

- Total block size is 3,315 m<sup>2</sup>
- Zoned R2 - Low Density Residential
- Minimum lot size of 650 m<sup>2</sup>
- Council DA approved for 4 lots
- Level building land with all town services available
- Single water and sewer connection existing
- Close proximity to CBD
- Good residential location with established owner/occupier homes and new housing developments surrounding
- Developer's opportunity
- Dwelling currently renting at \$180 per week

For more information, please contact Bonnie on 0455 744 472 or the Johnston Donoghue Property office on 67426028.

\*Agency declares interest