



## Potential Re-Development Site - Large 7724m2...

Development sites this close to the Nerang CBD seldom come on the market - especially large acreage allotments fronting a main connecting road. The property comes with established structures to operate a nursery or other related businesses while living in the house and renting the granny flat at the back of the lot.

Alternatively, lease the front of the lot as business premises and rent the residential properties for maximum holding income while planning your future development.

- \* Large 7724m2 allotment with 76m frontage to main road
- \* Great location for residential and/or business development STCA
- \* Develop now or hold with income
- \* Positioned next to approved day-care centre and cafe
- \* Only 1 kilometre to Nerang CBD offices, shops, cinemas, and all amenities
- \* Public transport directly in front of site
- \* Easy to build on - flat block with slight elevation in back

🏠 1 🚗 1 📏 7,724 m2

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	18
<b>Land Area</b>	7,724 m2

### Agent Details

Ron Schnakenberg - 0414 592 920

### Office Details

Associated Realtors  
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BE QUICK - THIS RARE DEVELOPMENT OPPORTUNITY  
WON'T LAST!

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