



50 Mountain Road Austinmer, NSW

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## Build your future, walk to the beach

Offering a huge 835sqm (approx.) parcel of land within walking distance of Austinmer Village, Thirroul Village, and stunning beaches, this property will ignite the imaginations of developers with vision and discerning home builders searching for a dream site to construct a brand-new luxury residence.

**Price:**

Price Guide \$1,450,000

### LOCATION

Set on a picturesque mountain-view street in a prime coastal location, this property promises a walk-to-everything lifestyle and enviably easy city access.

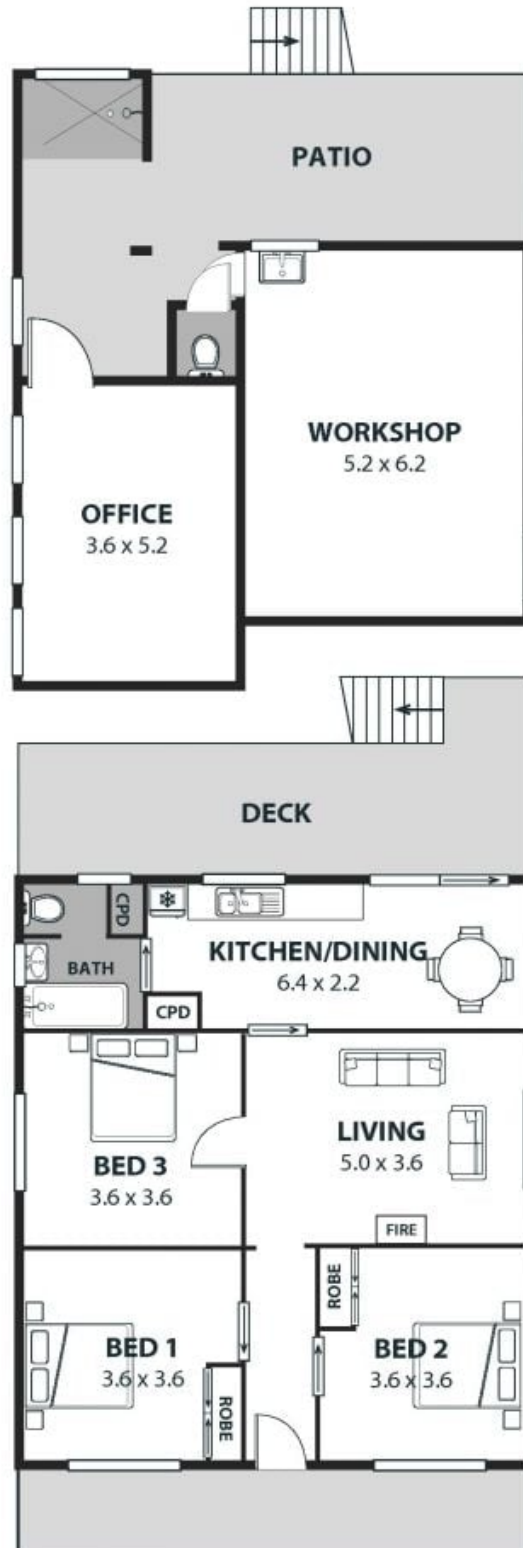
Walk to some of the region's most beautiful beaches, with Herah's Beach just a ten-minute stroll away (approx.) and Austinmer Beach and Thirroul Beach both also within easy strolling distance. Walk to the Austinmer Ocean Pools for a scenic morning dip and enjoy a post-swim coffee at the beautiful Austi Beach Caf?.

Families will appreciate the three-minute stroll (approx.) to LB Kelly Park and its playground while walking distance proximity to Austinmer Public School and St. Michael's Catholic Parish Primary School

**Ethan Hennessy**

**Shawn Condello**

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Internal Space 125m<sup>2</sup>



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