


## 2,000M² MEDIUM DENSITY DEVELOPMENT SITE

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| **Price** | CONTACT AGENT |
| **Property Type** | Residential |
| **Property ID** | 11866 |

**70 Pine Camp Road, Beerwah**

**2,000m² Medium Density Development Site**

Strictly Off-Market

An exceptional opportunity to secure 2,000 square metres of medium density zoned land in a proven townhouse precinct.

Located along Pine Camp Road and surrounded by established and recently completed townhouse developments, including newly completed townhouses at No. 68 next door, this site presents genuine development scale.

The property has the potential to accommodate up to 10–12 townhouses (STCA).

Key Highlights:

• 2,000m² land area

• Medium Density Zoning

• No known flood risk

• No current DA approvals

• Offers over $2,000,000

• Not advertised online – strictly off-market

**Existing Improvements & Holding Income**

The property currently comprises a four-bedroom, one-bathroom Queenslander with a large rear shed.

The Queenslander is estimated to achieve $900–$1,000 per week in rental income, providing strong holding income while development plans

### AGENT DETAILS

The Weir Twins - 0456697350
Beatrice Borns - 0402 972 763

### OFFICE DETAILS

Sippy Downs
Shop 2B/1 Chancellor Village Boulevard Sippy Downs, QLD, 4556 Australia
07 5445 6500

are progressed.

*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.*