



## 30 Kellie-Ann Crescent Lennox Head NSW

Build the dream and enjoy the Lennox lifestyle with this sensational parcel of vacant land featuring previous approval for three separate lots, surrounded by scenic acreage with fantastic access to the beach, Lennox village and Byron Bay. The site is newly slashed, zoned R3 medium density and ripe for a multi-dwelling development with exciting lifestyle/investment options (STCA). Incredibly private and featuring tree-filtered glimpses towards the ocean, this is the opportunity to secure a slice of paradise in an idyllic coastal pocket.

- Gently sloping vacant block is recently cleared and primed for build
- Captures coastal breezes and has ocean glimpses

[For full version visit the website](https://www.byronbaypropertyvalues.com.au/sale/nsw/northern-rivers/lennox-head/residential/land/7875739)

<b>Type</b>	: Land
<b>Price</b>	: Expressions Of Interest
<b>Land Size</b>	: 2725 sqm
<b>View</b>	: <a href="https://www.byronbaypropertyvalues.com.au/sale/nsw/northern-rivers/lennox-head/residential/land/7875739">https://www.byronbaypropertyvalues.com.au/sale/nsw/northern-rivers/lennox-head/residential/land/7875739</a>



**Braden Walters**  
0411 637 373



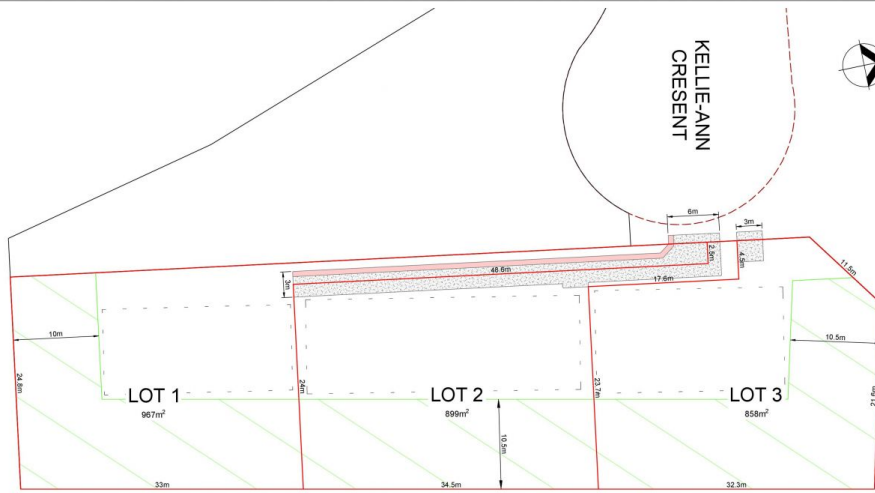
**Harry McKinnon**  
66874447



LEGEND

LINE TYPES

- ASSET PROTECTION ZONE
- ROAD RESERVE
- BOUNDARY SUBJECT
- LOT BOUNDARIES
- BUILDING ENVELOPE
- PROPOSED DRIVEWAY
- PROPOSED DISH GUTTER



SUBDIVISION LAYOUT WITH DRIVEWAY AND APZ LOCATION  
SCALE 1:200 @ A1



LOT LAYOUT  
SCALE 1:200 @ A1

This plan is NOT to be used for construction purposes unless it carries the approval stamp of the local authority.

Issue	Date	Description	App'd
A	15/05/2020	ORIGINAL ISSUE	DR

Client: BAXTER PROPERTY PTY LTD

Project: DA 30 KELLIE-ANN CRESENT  
3 LOT SUBDIVISION DP1258624

Title: CONCEPT SUBDIVISION LAYOUT

ARDILL PAYNE  
ENGINEERS PLANNERS SURVEYORS  
ENVIRONMENTAL PROJECT MANAGEMENT



Drawn	DR	Scale	1:200 @ A1, 1:400 @ A3
Checked	EMR		
Designed	PS		
Approved	DR		
Date	15/05/2020	Design File	
Doc No	10296	Sheet	SK01 A