



9 Coledale Avenue Coledale, NSW



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Exclusive Oceanfront Opportunity

One of the last undeveloped absolute beachfront properties in the Illawarra, with uninterrupted ocean views. DA-approved for two luxury residences spread over three levels (choose dual or single occupancy). Generous decks on each level and approval for two car spaces. Plans available on request. Create an amazing beachfront masterpiece. A fantastic weekend opportunity with the potential for additional rental income. Potter in the rock pools, swim in the ocean or relax with a drink on your deck. Enjoy the commanding location and a view that is all yours! Sale is subject to existing short-term tenancies.

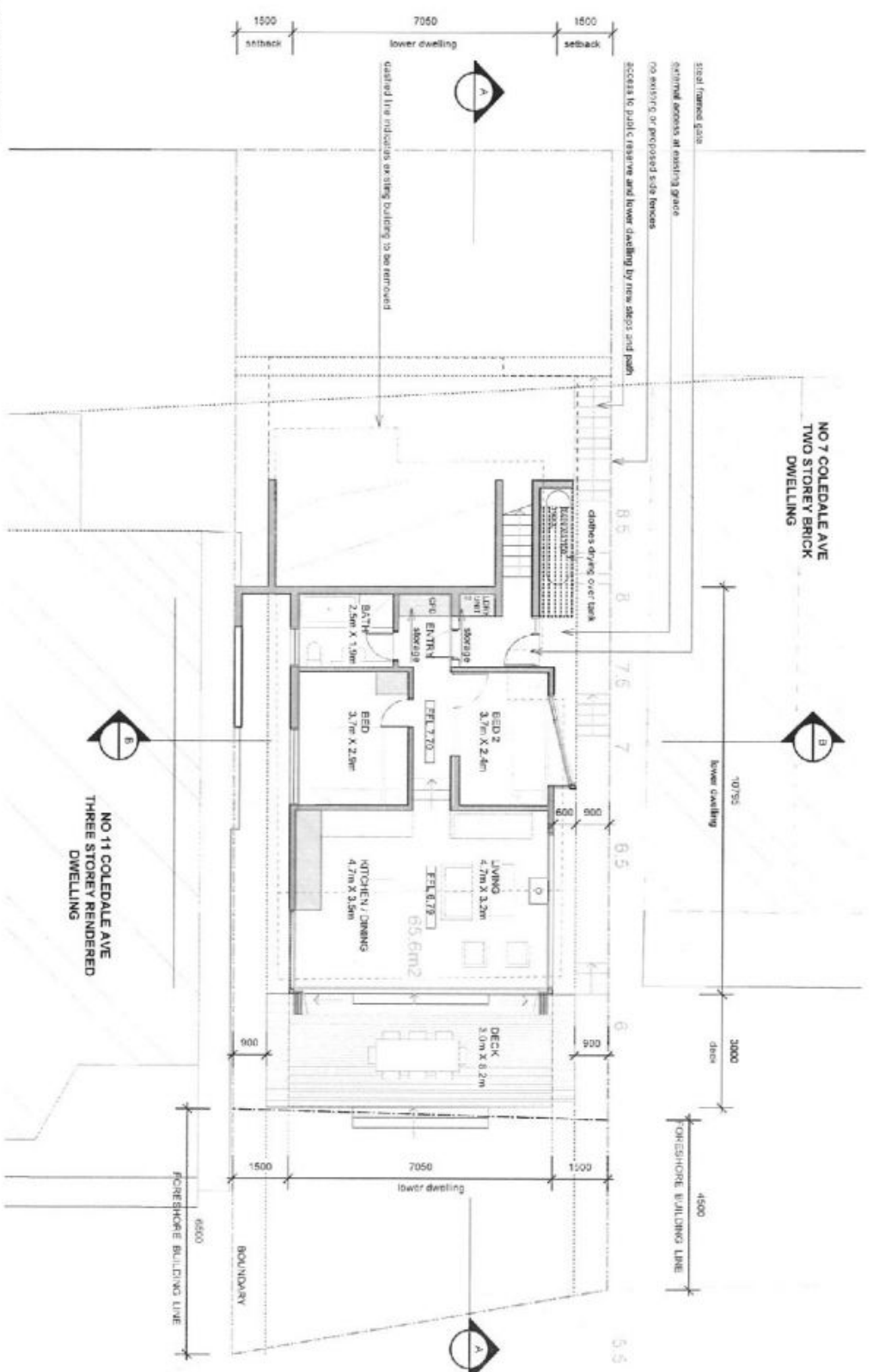
Be up to date with Coledale properties for sale by subscribing to our Property Pulse at dignam.com.au

Price:

\$1,650,000

Adam McMahon

01 LOWER GROUND FLOOR PLAN



NOTES: 1. This plan and any related plans are subject to the conditions of the relevant DA or DAU. 2. All construction is to be in accordance with the relevant DA or DAU. 3. All construction is to be in accordance with the relevant DA or DAU. 4. All construction is to be in accordance with the relevant DA or DAU. 5. All construction is to be in accordance with the relevant DA or DAU. 6. All construction is to be in accordance with the relevant DA or DAU. 7. All construction is to be in accordance with the relevant DA or DAU. 8. All construction is to be in accordance with the relevant DA or DAU. 9. All construction is to be in accordance with the relevant DA or DAU. 10. All construction is to be in accordance with the relevant DA or DAU.

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NO 7 COLEDALE AVE
 TWO STOREY BRICK DWELLING

NO 11 COLEDALE AVE
 THREE STOREY RENDERED DWELLING

NO 7
 9/20/15
 9/20/15
 9/20/15
 9/20/15

NO 11
 9/20/15
 9/20/15
 9/20/15
 9/20/15

Mikhail Residence
 9 Coleridge Ave, Camdale, NSW 2015
 CLIENT: Nancy Mikhail

PROPOSED LOWER GROUND FLOOR
 PROJECT NO: 143
 SCALE: 1:100
 DATE: DEC 2015
 DRAWN BY: SC
 CHECKED BY: E

DA04