



15 Tall Timbers Road, LAKE MUNMORAH, NSW 2259

Prime 1-Acre Opportunity in a High-Exposure Location

4,072.00 square metres,

Positioned in an exceptionally prominent location right alongside the local shopping complex, this rare offering presents an outstanding opportunity to secure over 1 acre (approx. 4,072sqm) of highly versatile land.

Zoned RU6 Transition, the property opens the door to a variety of potential uses (STCA), making it an ideal prospect for those looking to landbank, establish a lifestyle holding, or explore future possibilities in a strategically positioned growth corridor.

Enjoy the perfect balance of convenience and lifestyle, with the sparkling waters of Lake Macquarie and nearby beaches just moments away, while still benefiting from seamless connectivity. The property offers easy access to major arterial routes, linking directly to the M1 Motorway for the Central Coast and Sydney, or the Pacific Highway for Newcastle.

Whether you're an investor, developer, or owner-occupier seeking space in a standout location, this is a rare chance to secure a substantial parcel in an area continuing to

TYPE: Auction

INTERNET ID: 124P2572

AUCTION DETAILS

1:00pm, Wednesday May 27th, 2026

CONTACT DETAILS

Elders Advantage Group
2/8 Billbrooke Close
Cameron Park, NSW
02 4013 1929

Ricky Briggs
0400 312 136

evolve.

Key Features:

- Highly visible, prominent position adjoining shopping complex
- Generous 4,072sqm (approx. 1 acre) parcel | Approx 105.56 frontage
- Flexible RU6 Transition zoning
- Minutes to Lake Macquarie and local beaches
- Excellent access to M1 Motorway & Pacific Highway
 - Land Area 4,072.00 square metres

