

## Rare Coastal Gem - Vacant Land with Breathtaking Views and DA-Approved Plans

### 22 Patonga Drive, Patonga

Guiding \$1,590,000

Seize this rare opportunity to secure a prime vacant block set on approximately 2538sqm in the heart of Patonga, offering stunning views across the pristine waters and lush national parkland. This generous parcel of land comes with DA-approved plans for a beautifully designed home, making your dream of a luxurious coastal retreat closer than ever.

#### Key Features:

- Breathtaking Water and Bushland Views – Wake up to sweeping vistas across Brisk Bay, Patonga Creek and beyond.
- DA-Approved Architectural Plans – Save time and money, and start building your dream home right away.
- Prime Location – Just moments from the beach, Patonga Boathouse, ferry access to Palm Beach and the Hawkesbury River, with Pearl Beach within easy reach 5 minutes by car or 40minutes on a pleasant walking track.
- Endless Lifestyle Potential – Perfect for a holiday escape, permanent residence, or investment property.

<b>Property ID:</b>	L33368015
<b>Property Type:</b>	Land
<b>Land Area:</b>	2538.0 sqm

---

**David Keenan**  
0410 668 800  
[david.keenan@peninsula.rh.com.au](mailto:david.keenan@peninsula.rh.com.au)

- Peaceful and Private – Nestled in one of the Central Coast’s most sought-after coastal enclaves.

- Enjoy swimming, fishing, boating, bushwalking, or simply relaxing with family and friends in an idyllic seaside setting, all while being just 90 minutes from Sydney. With approved plans in place, this is an unparalleled chance to create a stunning home in a rare waterfront retreat.

Contact us today for more details.

Disclaimer: We have obtained all information herein from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.