



## Urangan, 186 Elizabeth Street

UNDER CONTRACT | Subdivision Potential in Urangan

- 4,033m2 allotment along Elizabeth St, Urangan
- Ideal property for a subdivision
- Offers an opportunity for a home renovation
- 3 bedrooms with open plan living and kitchen
- Car accommodation and general storage underneath
- 2 car shed plus a high clearance boat/motorhome port
- Close to Urangan State High School and Sandy Straits Primary
- Urangan Central Shopping Centre literally walking distance
- Close drive to the Hervey Bay Marina and Urangan Boat Ramps
- Magnificent opportunity to add value or capitalize on a small-scale subdivision project
- Alternatively a chance to attain a large allotment with a renovation home project
- Owners instructions are to sell so be quick

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1

5

**For Sale**  
Please Call

**View**  
[ljhooker.com.au/AW7HXD](https://ljhooker.com.au/AW7HXD)

**Contact**  
**Tony Sprake**  
0407 745 714  
[tony.sprake@ljhooker.com.au](mailto:tony.sprake@ljhooker.com.au)



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

**LJ Hooker Fraser Coast**  
**07 4191 3500**



## More About this Property

Property ID	AW7HXD
Property Type	House
Land Area	4033 m2

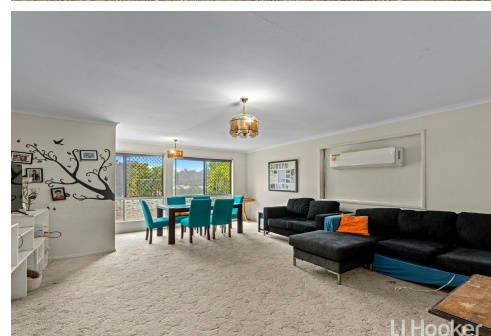
**Tony Sprake 0407 745 714**

Licensee | [tony.sprake@ljhooker.com.au](mailto:tony.sprake@ljhooker.com.au)

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331 Esplanade, SCARNESS QLD 4655

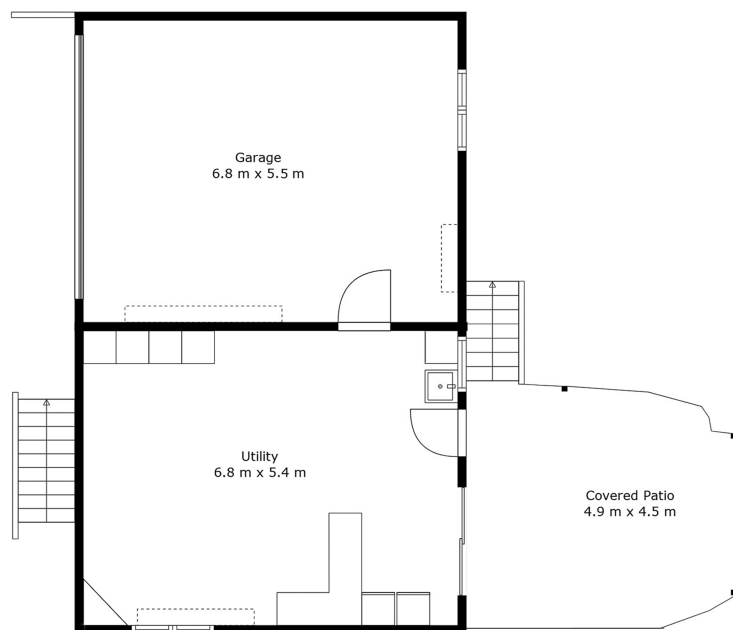
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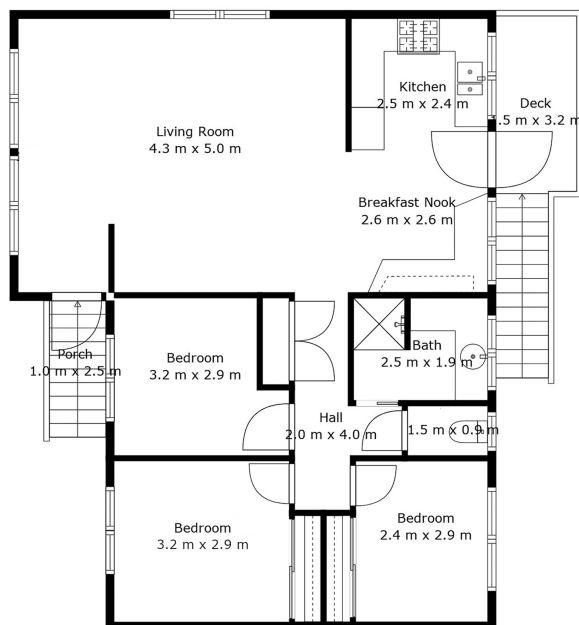
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Floor 1



Floor 2



## 186 Elizabeth Street, Urangan

THE FLOOR PLAN IS NOT TO SCALE, ALL FEATURES INCLUDED IN THIS 2D PLAN AREA FOR INSPIRATION PURPOSES ONLY.

THIS IS NOT AN EXACT REPLICA OF THE PROPERTY OR THE POSITION OF EXTERIOR ELEMENTS. PLANS SHOULD NOT BE RELIED ON. INTERESTED PARTIES SHOULD MAKE AND RELY ON THEIR OWN ENQUIRIES