



103 Perwillowen Road Burnside QLD

Looking for a premium large block where all the hard work has been done for you, and all you have to do is build?

This 955m² site, just under a quarter acre, presents a fantastic opportunity for anyone looking to build their dream home. With all utilities already connected to the block (power, water, sewer) and a driveway built in, all you have to do is build. The site has also been fully fenced!

The position has views to the Blackall Ranges and is slightly elevated and gently sloping.

There is also potential to build dual occupancy housing; perfect for the investor or developer.

The site is walking distance to St John's College, and only minutes' drive from local shopping hubs and schools.

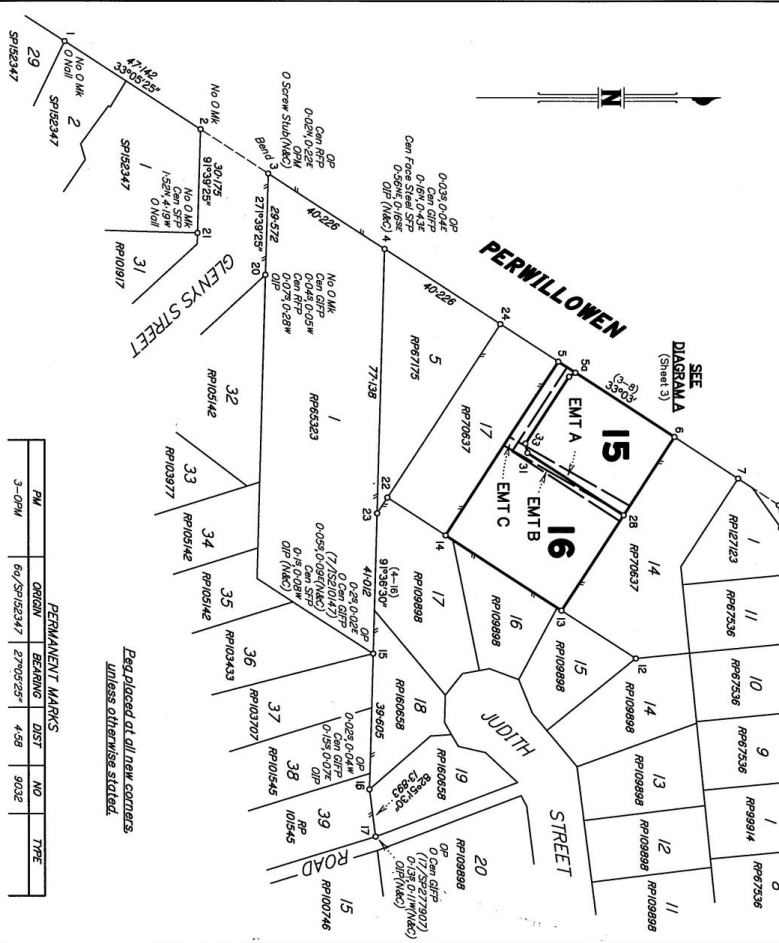
Price : \$550,000
Land Size : 955 sqm
View : <https://www.keylinerealty.com/sale/qld/sunshine-coast/burnside/residential/land/7990356>



Andrew Hicks
07 5441 2511

STM	TO	REFERENCE MARKS	ORIGIN	BEARING	DIST
1	0 Nail in Kerb	4/SP192347	301°52'25"	3.82	
3	0 Screw Stub in Kerb	5/TS210147	218°32'	4.12	
4	0 (NAC)	6/TS210147	234°54'27"	2.256	
5	0 Pin	6/TS210147	289°49'7"	1.547	
6	0 Pin	6/TS210147	307°11'	1.757	
7	0 Pin	6/PP127123	210°03'	0.82	
8	0 Pin	6/PP127123	210°03'	0.82	
9	0 Pin	6/PP127123	210°03'	0.82	
10	0 Pin	6/PP127123	210°03'	0.82	
11	0 Pin	6/PP127123	210°03'	0.82	
12	0 Pin	6/PP127123	210°03'	0.82	
13	0 Pin	6/PP127123	210°03'	0.82	
14	0 Pin	6/PP127123	210°03'	0.82	
15	0 Pin	6/PP127123	210°03'	0.82	
16	0 Pin	6/PP127123	210°03'	0.82	
17	0 Pin	6/PP127123	210°03'	0.82	
18	0 Pin	6/PP127123	210°03'	0.82	
19	0 Pin	6/PP127123	210°03'	0.82	
20	0 Pin	6/PP127123	210°03'	0.82	
21	0 Nail	7/TS210147	243°31'3"	1.869	
22	0 Nail	7/TS210147	314°33'30"	0.493	
23	0 Nail	7/TS210147	317°13'55"	1.847	
24	0 Nail	7/TS210147	324°27'25"	7.21	
25	0 Nail	7/SP192347	204°46'	2.925	
31	Screw in Concrete Driv				

LINE	BEARING	DISTANCE
2-3	33°05'25"	23.577
6-8a	84°41'9"	6.699
18-19a	72°41'30"	4.023



PERMANENT MARKS	ORIGIN	BEARING	DIST	NO	TYPE
3-OPW	60/SP192347	27°05'25"	4.59	9032	

Scale 1:1000 - Lengths are in metres.

0 10 20 30 40 50 60 70 80 90 100 110 120 130 140

Metres
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Metres

**Plan of Lots 15 & 16
& Basements A, B & C in Lot 16**

Canelling Lots 15 & 16 on RP70637

LOCAL SUNSHINE COAST
GOVERNMENT REGIONAL COUNCIL LOCALITY: BIRNSIDE

Survey Record: No



SP342381

Date: 7-3-2024

I, Andrew John CAMPBELL, hereby certify that the land comprised in this plan was surveyed by Jackson John Campbell in accordance with the provisions of the Land Survey Act 2013 and associated Regulations and that the plan is accurate, that the survey was performed in accordance with the provisions of the Land Survey Act 2013 and associated Regulations and that the survey was completed on 8/02/2024.

Andrew John Campbell
Coastal Surveyor