



### 36 Parbery Avenue Bermagui NSW

With an elevated, flat, north facing position and views to the ocean, this 600sqm building block is fully connected and ready for its new owner to build their dream home. Arguably the best block left in the Sapphire Cove estate a house here would take full advantage of its sundrenched outlook over town to the ocean beyond.

Features include:

- Water, sewer and power all connected or available.
- Sunny north facing aspect.
- Medium density zoning meaning you can build a duplex if you desire.
- Large potential upside with a neighbouring house recently selling for \$1,400,000.

[For full version visit the website](https://www.butterfieldproperty.com.au)

**Type** : Land  
**Price** : \$595,000  
**Land Size** : 600 sqm  
**View** : <https://www.butterfieldproperty.com.au/sale/nsw/eurobodalla-coast/bermagui/residential/land/7669786>



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