



## 89a Bumbora Rd, Norfolk Island



### Beautiful Simplicity at Bumboras

Located along Bumboras Road, you will rarely see a property come to the market with this amount of potential, yet with much of the hard work having already been done! Just 2 minutes drive to idyllic surfing spot Bumboras, or 'Bumby' as the locals call it, this part of the island is particularly beautiful with large portions, established native trees and abundant bird life, plus the sounds and sight of the ocean. Take in ocean views and glimpses of Nepean Island through tall stands of Norfolk Island Pines and stunning green valleys from your deck.

At 89a Bumboras Road you will find a simple cottage, yet the simplicity of the outside belies the hard work which has already been completed, in a challenging building climate on the island. Within the last 6 months the property has been transformed from an empty, unapproved structure not connected to power, septic or water, to a fully functioning studio cottage. Infrastructure added includes;

- ~ Bio-septic (meeting local planning and development requirements for tourist accommodation)
- ~ Brand new 9,000 gallon water tank
- ~ Completely new plumbing and electrical connections
- ~ New bathroom and kitchenette

Consider taking this cottage to the next level as a little tourist accommodation option (ideal for the surf crowd!), create the perfect 'Tiny House' for your own occupation, or secure this perfect location and build

1 1 1.14 ha

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	565
<b>Land Area</b>	1.14 ha

#### Agent Details

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#### Office Details

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your dream home with the ground work done ~ and enjoy the opportunity to live in the studio while your dream home evolves.

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