

# Elders



Elders

**PROJECT SALES**

Leon Gietzmann 0404 032 934



## 1 Octavia Street Toongabbie NSW

Invest your hard earned dollars in the right place here at 1 Octavia Street Toongabbie zoned R4 High Density Residential. Explore the opportunity to develop units subject to acquiring larger frontage and Holroyd Council approval.

This corner block size is 607sqm with 12.8m frontage to Octavia St and 37.7m frontage to Toongabbie Road. The site is comprised of existing 4 bedroom home plus flat where the rental income is as follows.

4 Bedroom House - 2 bathrooms, 2 toilets, family room: leased at \$400pw

1 Bedroom Flat - 1 bathroom, 1 living space: leased at \$250pw

Occupying a convenient position, within a 5 minute walk to Toongabbie station, shopping precinct and local schools

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**Price** : \$ 901,000

**Land Size** : 607 sqm

**View** : <https://www.elderstoongabbie.com.au/sale/nsw/western-sydney/toongabbie/residential/house/5875635>



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