



are approximate only.

60.96 m

GIRRAWEEEN

3 1 1

The perfect development site exists with this level 1220sqm block (20 x 60m) delightfully positioned on a quiet street within walking distance to all amenities. This land size meets Holroyd Council's requirements for subdivision and the construction of 2 sets of Torrens Title duplexes (4 dwelling's). Currently standing is a well maintained 3 bedroom cottage with A/C and single garage which could easily be lived in or leased out whilst your plans go through council. The convenient location ensures high re-sale prices on any future development. Blocks of this size are becoming very hard to find so make your enquiry today or miss out on this profitable opportunity.

Air Conditioning/Heating; Close to Schools; Close to Shops; Close to Transport; Development Potential; Formal Lounge; Garden; Internal Laundry; Polished Timber Floor; Quiet Location; Secure Parking

Price : \$ 539,950
Land Size : 1220 sqm
View : <https://www.elderstoongabbie.com.au/sale/nsw/parramatta/girraween/residential/house/5877689>



Caroline Glover
02 9896 2333