



Rooty Hill, 52/59 Beames Ave

Prime 6,828 sqm (approx) Development Opportunity in Central Rooty Hill!

This incredible 6,828 square meter (approx) site is a rare gem in the heart of Rooty Hill, offering buyers endless potential to develop in one of the last substantial blocks in the area.

Zoned R2 Low-Density Residential, the property is perfect for meeting the housing needs of the community within a peaceful, residential environment.

Key Features:

- Large 6,828 square meter (approx) block with dual road access for easy development
- R2 Low-Density Residential zoning—ideal for housing/duplex development
- Surrounded by established amenities, including West HQ, Rooty Hill High & Public Schools, Mount Druitt TAFE, and much more
- Convenient access to Rooty Hill Train Station, Mount Druitt Train Station, bus stops, and



LAND 6,828 m2

For Sale
Please Call

Contact
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LJ Hooker Penrith
(02) 4732 2322

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

major motorways M4 & M7

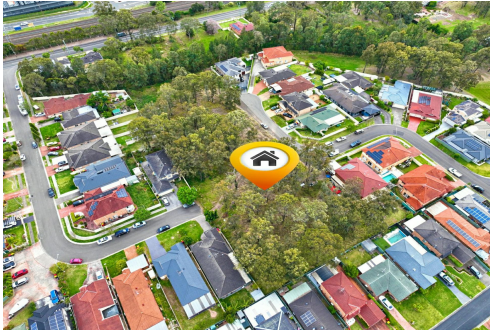
- Close to Mount Druitt Westfield, Mount Druitt Hospital, and the Sydney Coliseum Entertainment Centre

This site is perfectly positioned for the next chapter of development in Rooty Hill, surrounded by existing development, infrastructure and key services. With road access on both sides, development is a breeze, making it an unmissable opportunity for developers and investors alike.

Don't miss your chance to secure this once in a lifetime, rare offering.
Act fast as opportunities like this won't last!

Expressions Of Interest
Closing 3:00PM on Friday 8th November

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More About this Property

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|---------------|-------------|
| Property ID | 1QBYF70 |
| Property Type | Residential |
| Land Area | 6828 m2 |

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