







4 Thomas Laycock Place, Bradfield

5 Acres. Aerotropolis Core Precinct. 52m Height Limit. The Opportunity Speaks for Itself.

Positioned in the heart of the Western Sydney Aerotropolis, 4 Thomas Laycock Place is a rare 5-acre holding that delivers both a comfortable, income-ready lifestyle today and a genuinely significant future upside story.

This is Aerotropolis Core Precinct land, carrying a 52-metre height limit and a scale of development potential that few holdings of this size can offer. With Bradfield City Centre, the Bradfield Metro, and Western Sydney International Airport all taking shape within minutes, and Leppington Station, Liverpool CBD, Austral, and Oran Park all within easy reach, this address sits at the centre of the largest urban transformation Western Sydney has ever seen.

Whether you're a family wanting quality acreage living while the region grows around you, or a developer or investor building a long-term position in the Aerotropolis footprint, 4 Thomas Laycock Place is worth serious consideration.

Property Features:

4 3 17

FOR SALE
Expressions of Interest

VIEW
By Appointment

AGENTS
Mario Piredda
0419 417 080
mario.piredda@ljhooker.com.au

AGENCY
LJ Hooker Edensor Park | Green Valley
(02) 9823 8888

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.

LJ Hooker

• 5 acres of flat, fully usable and fully fenced land
• Well-presented, low-maintenance brick home in good condition
• Wide return verandahs, established gardens and shade trees
• In-ground pool
• Large powered shed with high clearance roller door - ideal for vehicles, machinery, storage or a home business
• Sweeping driveway and manicured lawns front and rear
• Quiet cul-de-sac position on Thomas Laycock Place

Location & Aerotropolis Context

• Zoned within the Aerotropolis Core Precinct, with a 52m height limit
• Close proximity to Bradfield City Centre and Bradfield Metro
• Minutes from the new Western Sydney International (Nancy-Bird Walton) Airport
• Easy access to Leppington Station, Liverpool CBD, Austral, Oran Park, and Bringelly Road
• Surrounded by billions of dollars of committed government and private infrastructure investment shaping Australia's newest city

Why Now

Western Sydney International Airport is set to open in 2026, and Bradfield City Centre is already taking shape as Sydney's third CBD with major developers committing to the precinct and city-shaping infrastructure like the Bradfield Metro under construction nearby. Holdings within the Aerotropolis Core Precinct, particularly those with confirmed height controls of this scale, are increasingly sought after by families, investors and developers wanting a foothold in the region's next chapter.

For Sale by Expressions of Interest Contact agent for pricing guidance

Mario Piredda 0419 417 080

Note: Prospective purchasers should make their own enquiries with Council and the NSW Planning Portal to confirm current planning controls, permissible uses and any conditions applying to this land.

Please note this is an Agent Interest sale

MORE DETAILS

Property ID	D0NHUC
Property Type	House
Land Area	5 acre











Mario Piredda 0419 417 080
Director Of Sales | mario.piredda@ljhooker.com.au

LJ Hooker Edensor Park | Green Valley (02) 9823 8888
Shop 8, 207-215 Edensor Road, Edensor Park Plaza, EDENSOR PARK NSW 2176
edensorpark.ljhooker.com.au | edensorpark@ljhooker.com.au

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