

## Broadmeadow, 84 Brunker Road

### Excellent Development Opportunity

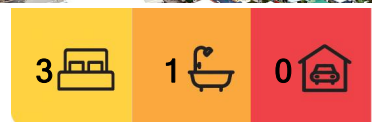
This expansive property, set on a generous land parcel, is a dream for developers and those with a keen eye for renovation and flipping opportunities. With its R4 zoning, you have the freedom to explore a variety of development possibilities. Whether you're considering townhouse developments, villa homes, or multi-dwelling housing, this property offers a flexible canvas to bring your vision to life (subject to council approval).

The home's size and structure also make it a prime candidate for renovation or flipping. The potential for transformation is immense, allowing you to capitalise on the growing demand in Broadmeadow's market.

Broadmeadow's thriving locale enhances the property's appeal. With easy access to amenities, transport links, and major hubs, this area is in high demand among prospective homeowners and renters alike. It's a neighbourhood that is continually evolving, providing the perfect backdrop for your next investment or renovation project.



**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.



**For Sale**  
Guide \$800,000 to \$850,000

**View**  
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(02) 4945 8600



Don't miss this unique opportunity to make your mark in a sought-after community. Whether you are interested in development, renovation, or flipping, this property is brimming with potential.

Council Rates: Approx. \$2,500 p.a.  
Water Rates: Approx. \$915.73 p.a.

(We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.)

## More About this Property

Property ID	16C5F5E
Property Type	House
House Size	137 m <sup>2</sup>
Land Area	499.5 m <sup>2</sup>
Including	Fully Fenced Water Tank Yard Rear Access Development

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