



437-439 Cabramatta Road West, Cabramatta West

EXCEPTIONAL DEVELOPMENT OPPORTUNITY on 1,808m²; (STCA)

Set on a substantial 1,808m² parcel of land with an impressive 29.5-metre frontage, this property presents an outstanding opportunity for developers, investors, or large families alike.

The site offers excellent access, including car and truck entry to the rear via a public laneway from High Street, and holds strong potential for the development of up to four duplexes (STCA). Ample parking is available at both the front and rear of the property.

Conveniently positioned within close proximity to Cabramatta CBD, Cabramatta Train Station, Sydney Outlet Village, Cabramatta High School, and Cabramatta West Public School, the location ensures strong lifestyle appeal and future growth.

The existing brick veneer residence is generously proportioned and well maintained, featuring:

7 spacious bedrooms

7 3 3

FOR SALE

Please Call

AGENTS

Le Huynh

0416 737 024

le@ljhcabramatta.com.au

AGENCY

LJ Hooker Cabramatta

(02) 9726 5566

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.



2 updated kitchens with stone bench-tops

3 bathrooms

3 garages

Multiple living areas and flexible layout options

This is a rare offering combining size, access, location, and development potential – an opportunity not to be missed.

Could be sold before Auction

- ****All offers must be in writing****

Please be aware that all inquire a contact number and email address. Inquiries that do not have this information will not receive a response. All information contained therein is gathered from relevant third party sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own inquiries. Virtual/styling furniture may have been used.

MORE DETAILS

Property ID	1F8ZF8S
Property Type	House
Land Area	1808 m2

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