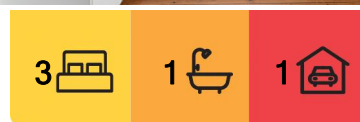


Campsie, 30 Cross Street

SOLD AT AUCTION BY GEORGE EL DAGHL

Solid Full Brick Home on 588sqm Block Primed for Renovation!

Secure your place in an ultra-central location of Campsie and explore the potential offered by this classic full-brick residence on the border of Canterbury and Earlwood. Occupying an impressive 588sqm block with an approx. 13.7m frontage, it represents exciting scope to extend/renovate or rebuild a brand-new family dream home. All the original charm is here with polished hardwood timber floorboards, high ceilings and picture rails, while there is a neat eat-in kitchen, a separate lounge plus three well-sized bedrooms and a sunroom/study. Zoned R3 medium density, it presents the ideal foundations for reinvention with the option to acquire the neighbouring home at 28 Cross Street and reconfigure into one magnificent property or duplex (STCA). Its exceptional location is within a short walk of Clemton Park village shops, Coles and popular eateries, parks, schools and public transport.



For Sale

SOLD AT AUCTION BY GEORGE EL DAGHL

View

ljhooker.com.au/M7NF8V

Contact

George El Daghl
0417 207 256
george@ljhcampsie.com.au



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.

LJ Hooker Campsie
(02) 9789 6088

- Original interiors primed for complete update/renovation
- Spacious living area with original preserved brick fireplace
- Neat eat-in kitchen, original bathroom, sunroom/study
- Well-sized bedrooms appointed with built-in wardrobes
- High ceilings, hardwood timber floorboards, picture rails
- External laundry w/ second w/c, driveway to lock-up garage
- Approx. 13.7m frontage, R3 zoned medium density block
- Scope to acquire number 28 to recreate one property (STCA)
- Border of Canterbury and Earlwood, stroll to shops, cafés
- Walk to Clemton Park village, Coles, parks, transport

Property Size: Total 588sqm approx.

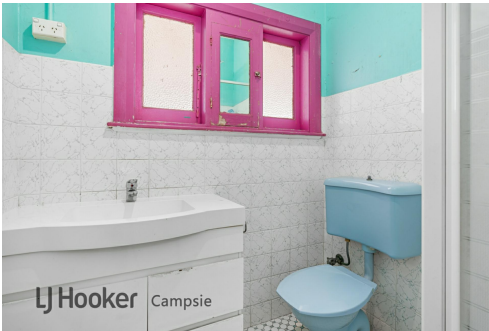
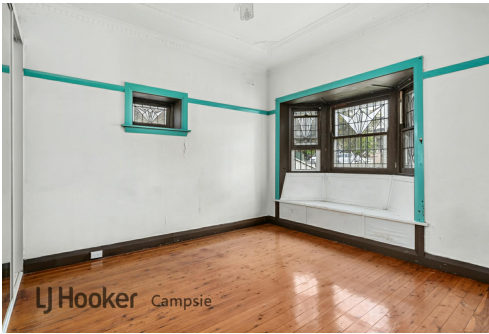
Details: George El Daghl - 0417 207 256

More About this Property

Property ID	M7NF8V
Property Type	House
Land Area	588 m2

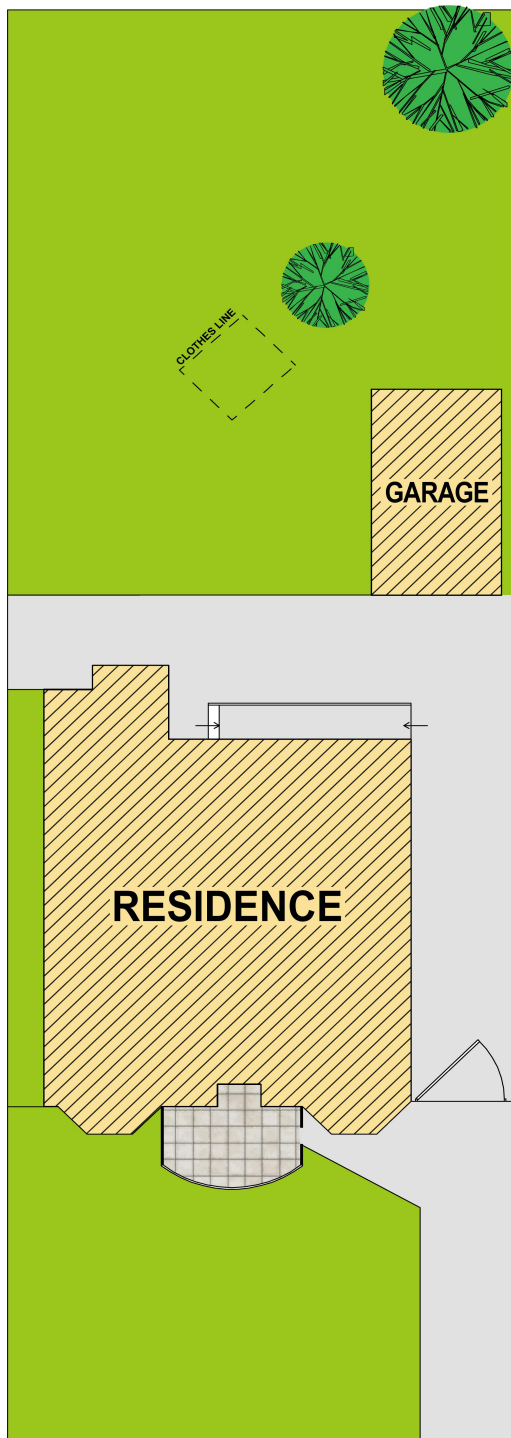
George El Daghl 0417 207 256
Sales Executive | george@ljhcampsie.com.au

LJ Hooker Campsie (02) 9789 6088
197 Beamish Street, CAMPSIE NSW 2194
campsie.ljhooker.com.au | info@ljhcampsie.com.au

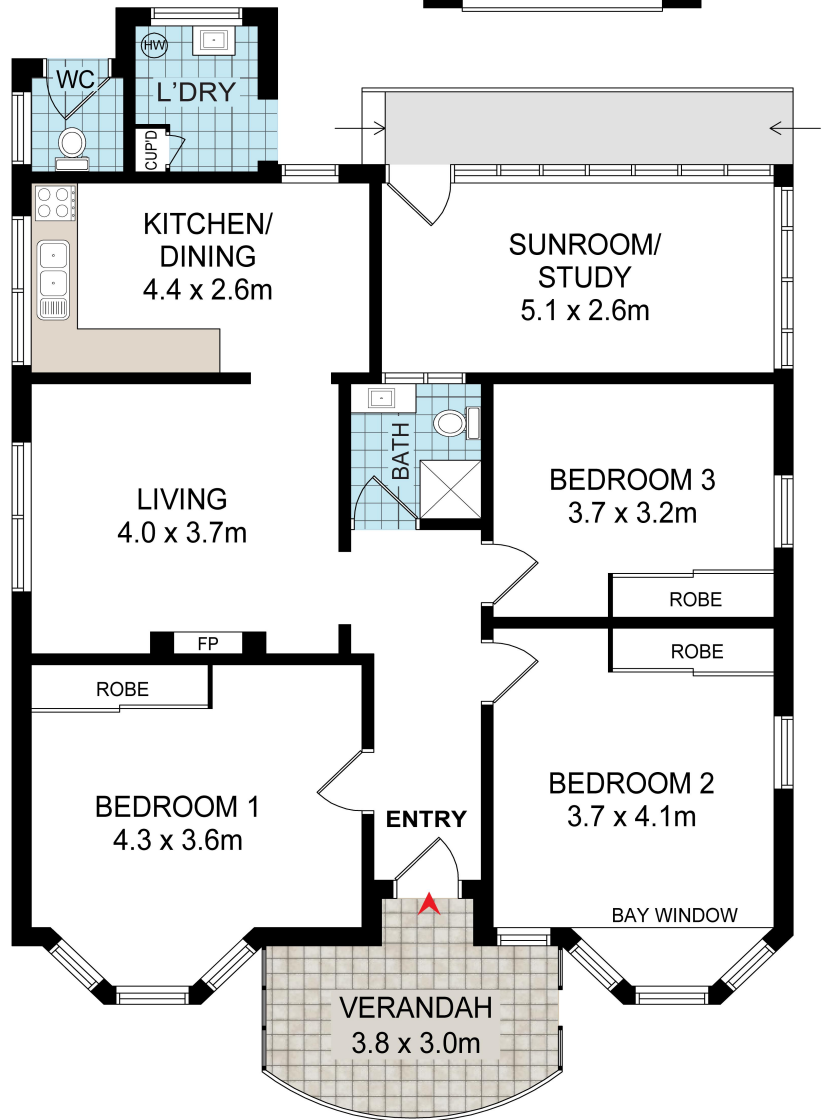
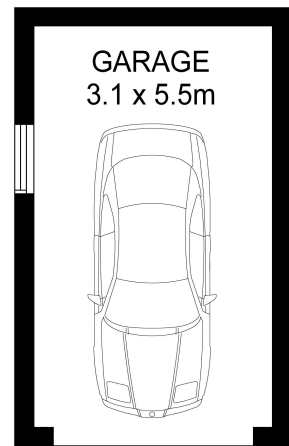


Disclaimer: All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

LJ Hooker Campsie
(02) 9789 6088



SITE PLAN (not to scale)



**30 CROSS STREET,
CAMPSIE**

DISCLAIMER: 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