



138 Alfred Road, Chipping Norton

## Family Comfort, Future Potential & R3 Zoning on 663.9sqm

Occupying a substantial 663.9sqm parcel with an impressive 19m frontage, this well-maintained residence presents an exceptional opportunity in one of Chipping Norton's most sought-after locations. Whether you're looking for a home to enjoy immediately, an investment to add to your portfolio, or a site with future upside, this property offers outstanding versatility and appeal.

Offering more than just a family home, this property's R3 Medium Density Residential zoning and impressive 19m frontage present exciting possibilities for future redevelopment or value-adding opportunities (STCA). Positioned close to local schools, shops, parks and transport, this is a rare opportunity to secure a quality property with both immediate enjoyment and long-term potential.

### Property Features:

- Generous 663.9sqm parcel of land with an impressive 19m frontage
- R3 Medium Density Residential zoning with exciting redevelopment potential (STCA)
- Three well-proportioned bedrooms, ideal for growing families
- Multiple dining areas providing flexibility for family living and

3 1 2

**FOR SALE**  
\$1,500,000

**VIEW**  
By Appointment

**AGENTS**  
Larissa Schembri  
0427 582 245  
larissaschembri.bl@ljhooker.com.au

Erika Alam  
0411 445 008  
sales1.bl@ljhooker.com.au

**AGENCY**  
LJ Hooker Bankstown  
(02) 9708 2244

All information contained therein is gathered from relevant third parties sources.  
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Interested parties must rely solely on their own enquiries.

LJ Hooker

- entertaining
- Functional kitchen with ample bench space and storage
- Well-maintained bathroom, plus an additional bathroom adjoining the laundry
- Covered outdoor entertaining area perfect for year-round gatherings
- Additional alfresco space complete with a built-in BBQ and pizza oven
- Oversized lock-up garage, plus a large carport providing additional undercover parking
- Valuable mezzanine storage area and separate detached shed
- Spacious backyard with plenty of room for children, pets or future enhancements
- Conveniently located close to local schools, shopping centres, parklands and public transport
- Outstanding opportunity for families, investors, builders and developers alike

**DISCLAIMER:** While LJ Hooker Bankstown Liverpool have taken all care in preparing this information and used their best endeavours to ensure that the information contained is true and accurate, we accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. LJ Hooker Bankstown Liverpool urges prospective purchasers to make their own inquiries to verify the information contained herein.

## MORE DETAILS

Property ID	11R4F8E
Property Type	House
Land Area	663.9 m2

### Larissa Schembri 0427 582 245

Licensed Real Estate Agent | [larissaschembri.bl@ljhooker.com.au](mailto:larissaschembri.bl@ljhooker.com.au)

### Erika Alam 0411 445 008

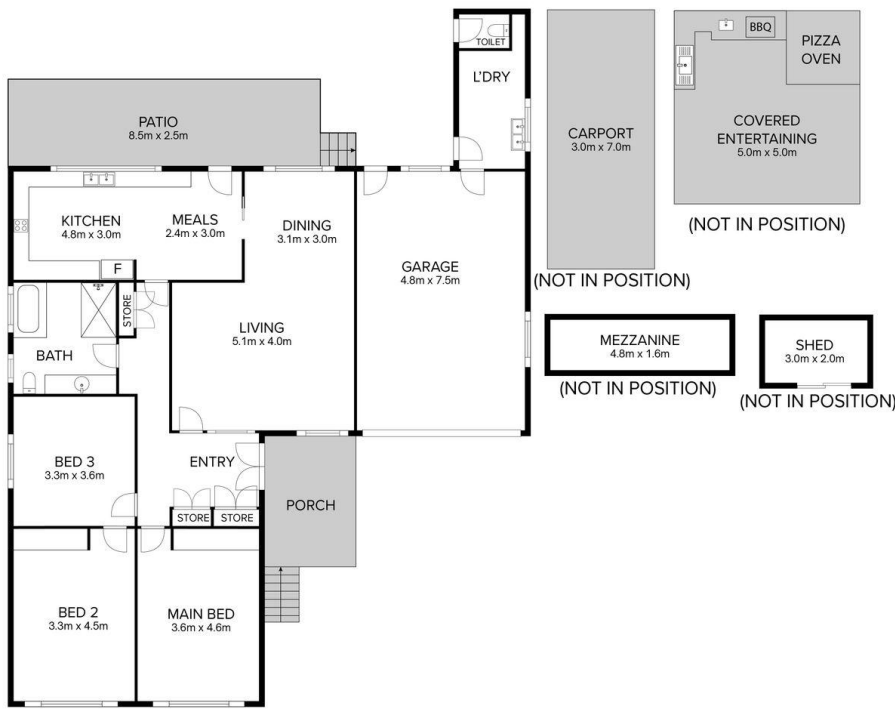
Leasing Consultant | [sales1.bl@ljhooker.com.au](mailto:sales1.bl@ljhooker.com.au)

### LJ Hooker Bankstown (02) 9708 2244

11 Marion Street, BANKSTOWN NSW 2200

[bankstown.ljhooker.com.au](http://bankstown.ljhooker.com.au) | [bankstown@ljhooker.com.au](mailto:bankstown@ljhooker.com.au)





138 Alfred Rd, Chipping Norton, NSW, 2170

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