

Douglas Park, 540 Menangle Road

AUCTION THIS SATURDAY!

Instructions From Trustee | Must Be Sold

Positioned just 55 minutes from Sydney CBD, this rare 25-acre parcel combines the best of rural serenity and urban convenience. Elevated and cleared, the land offers sweeping valley views, making it the ideal lifestyle property, investment opportunity or multigenerational family estate. With subdivision potential (S.T.C.A), it also presents an exciting opportunity for future development.

At the heart of the property stands a solid, double-storey full brick residence — perfect for two families or the astute investor seeking versatility and value.

Upstairs Features:

- 4 oversized bedrooms, including master with ensuite and walk-in robe
- Spacious open-plan kitchen and dining with ample storage



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.

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For Sale
Auction

View
ljhooker.com.au/11REHCV

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- Separate lounge and family room with wet bar - ideal for entertaining
- Floor-to-ceiling tiled bathroom and ensuite, main with corner spa

Downstairs Features:

- Full-sized eat-in kitchen
- Family/living room
- Spacious bedroom
- Bathroom and separate laundry
- Cellar/storage room
- 3-car lock-up garage

Additional Features:

- Split system air conditioning
- Solar panels
- Carport & garden shed
- Fully fenced with 2 dams
- Ideal for livestock, hobby farming or simply space to roam

Conveniently located near the thriving townships of Camden and Campbelltown, with easy access to the M5 motorway. Minutes to Tabcorp Park Menangle, Club Menangle and Menangle Park Train Station.

Whether you're seeking a tranquil rural lifestyle, space for extended family, or a sound investment with future upside, this is an unmissable opportunity.

Don't miss this once-in-a-lifetime acreage offering – Must Be Sold!

Auction Details

Date: Saturday 21st of June, 2025

Time: 2:00pm

Venue: On site

Disclaimer: The above information has been furnished to LJ Hooker Leppington | Austral by the vendor/vendors legal representative. We have not verified whether or not that information is accurate, and do not have any belief one way or the other in its accuracy. LJ Hooker Leppington | Austral do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own enquiries in order to determine whether or not this information is, in fact, accurate.



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More About this Property

Property ID	11REHCV
Property Type	AcreageSemi-rural
Land Area	25 acre
Including	Toilets (3)

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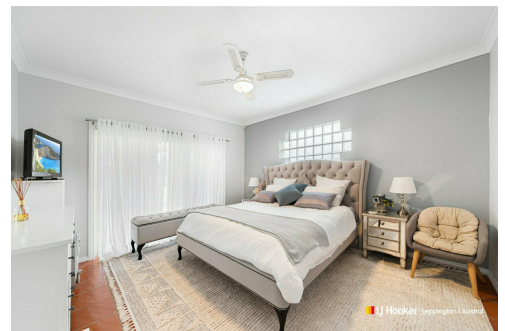
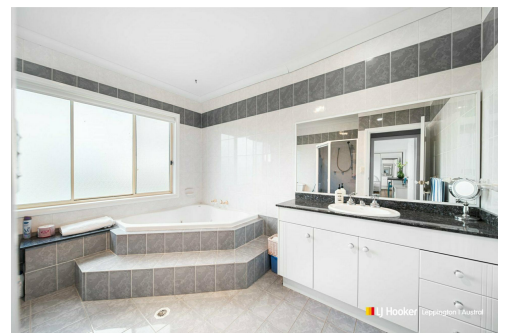
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Upstairs



Downstairs



540 Menangle Road, Douglas Park 2569

Dimensions are approximate and should only be used as a guide. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested parties should rely on their own enquiries.