







27 Coriander Place, Forest Lake

Space, Flexibility & Future Potential on 700m2

A Great Opportunity for Homeowners, Investors & Future Duplex Developers (STCA)

Positioned in a quiet, leafy street on a generous 700m2 allotment with an impressive 20m frontage, this well-presented property offers space, flexibility and exciting possibilities for the future.

For homeowners, there is room to move, space for extra vehicles and a versatile additional prefabricated room. The substantial block also provides exciting lifestyle options, with potential space for a swimming pool, sports court or an extensive home market garden. For investors and developers, the property may also present an opportunity to explore future duplex development, subject to council approval, zoning and relevant planning requirements (STCA).

Freshly updated and ready to enjoy, the existing home features three bedrooms, a central bathroom, an open-plan lounge and dining area, and a single lock-up garage with a new electric door. With fresh paint, brand-new carpet and several additional improvements, you can move straight in while considering the property's longer-term potential.

3 1 3

FOR SALE
Offers Over $890,000

VIEW
Sat 7th Nov @ 2:00PM - 2:30PM

AGENTS

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Interested parties must rely solely on their own enquiries.

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Property Features
- Generous 700m2 allotment with an impressive 20m frontage
- Potential to explore future duplex development (STCA)
- Three bedrooms and central bathroom with separate toilet
- Open-plan lounge and dining area
- Freshly painted throughout with brand-new carpet
- New gas stove
- Air-conditioned living area
- New ceiling fans throughout
- 3.33kW solar panels
- NBN connectivity
- Single lock-up garage with new electric door and glass sliding door providing access to the backyard
- Side access on both sides of the property
- Ample space for a caravan, boat or additional vehicles
- Separate, air-conditioned prefabricated room raised on stumps

Space to Suit Your Lifestyle
The outdoor space is a standout feature, with side access on both sides and room for additional vehicles, a caravan or boat. The generous block and positioning of the existing dwellings also create exciting possibilities for outdoor living and lifestyle enhancements. Imagine adding a swimming pool, creating your own sports court or establishing an extensive home market garden. Whether you need extra storage, room for hobbies, space for entertaining or simply somewhere to enjoy the outdoors, this property offers flexibility that is increasingly hard to find.

The established, parkland-style garden also retains a selection of fruit-bearing and edible plants, offering something special for those who appreciate homegrown produce and a productive garden.

These include:
- White and black mulberry trees
- Surinam cherry
- Coffee trees
- Curry-leaf trees
- Pigeon pea
- Red dragon fruit
- Established aloe vera beds

The separate prefabricated room adds another valuable dimension. Air-conditioned and raised on stumps, it could be ideal as a home office, studio, hobby room, teenagers' retreat or additional storage space.

An Opportunity for the Future
With its substantial 700m2 block and 20m frontage, this property may appeal to developers looking to investigate the potential for duplex development, as well as investors seeking land with future possibilities.

Buyers should make their own enquiries with the relevant council regarding zoning, minimum lot requirements, overlays, access and development approvals.
Whether you're looking for a comfortable home with room to grow, a property offering excellent vehicle accommodation, a lifestyle block with room to create something special or land with potential for future development, this is an opportunity worth exploring.
Enjoy Excellent Connectivity

With a bus stop just a five-minute walk away, Richlands train station approximately seven minutes by car, and easy access to major road networks, including the Centenary Highway (approximately 16 minutes) and the motorway (approximately 10 minutes), the location offers convenient connectivity for commuters travelling to work,

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shopping and surrounding suburbs.

Space, versatility, lifestyle options and future potential —all in one address.

Contact Litsa and Bella today to arrange your inspection!

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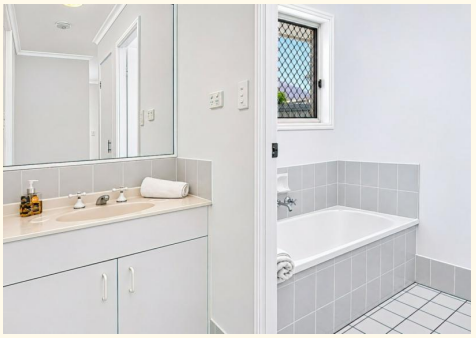
MORE DETAILS

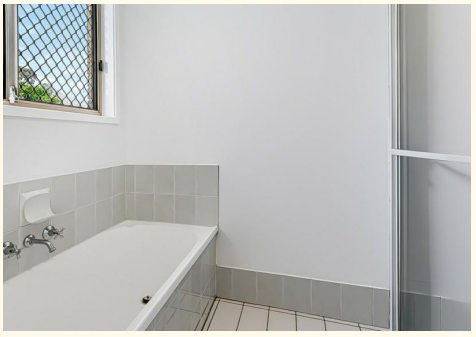
Property ID	B5GMF4R
Property Type	House
House Size	130 m2
Land Area	700 m2
Including	Air Conditioning Toilets (1) Courtyard Built-in-Robes











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27 Coriander Place, **FOREST LAKE**

This floorplan is not to scale. Areas and dimensions are approximate and therefore the floorplan should only be used for illustrative purposes.

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