



61 Mount William Street, Gordon

Transform or Rebuild on Sought-After Gordon Location, Close to Schools & Station




Set within a peaceful, yet ultra convenient pocket of Gordon, this residence presents a compelling opportunity to secure substantial landholding with exciting future scope. Occupying approximately 1,157sqm of level land, the property offers a level backyard with a grassed area, ideal for families.

Inside, generous living and dining spaces forms the heart of the home, providing ample room for everyday family life and entertaining. The practical floorplan includes 4 generously sized bedrooms, and one bathroom plus an additional shower, offering added functionality for everyday living. A single lock-up garage provides secure parking and storage.

The true appeal lies in the land size, and potential to capitalise in a tightly held setting. Whether reimagining the current residence, undertaking a substantial renovation, or exploring rebuild possibilities (STCA), the options here are significant.

Property Features:

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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AUCTION

Sat 16th May @ 10:00AM

VIEW

Wed 22nd Apr @ 10:00AM - 10:30AM

AGENTS

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AGENCY

LJ Hooker Gordon
(02) 9496 8000



- Approx. 1,157sqm level parcel in prime location
- Expansive, flat backyard with grassed area
- Four-bedroom layout ideal for growing families
- One bathroom plus additional separate shower
- Large living and dining areas, flowing to kitchen
- Single lock-up garage with additional storage space
- Exceptional rebuild or redevelopment potential (STCA)
- Close to Gordon Station and Gordon Centre
- Short walk to Gordon East Public School, Killara High catchment
- Minutes to Ravenswood School for Girls, close to PLC

DISCLAIMER: All information contained herein is gathered from sources that we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. This information is not to be used in formalising any decision nor used by a third party without the expressed written permission of LJ Hooker Gordon.

MORE DETAILS

Property ID	TBHJX
Property Type	House
House Size	260 m2
Land Area	1157 m2
Including	Toilets (2) Balcony Outdoor Entertaining Floorboards Built-in-Robes Secure Parking

Jing Peng 0424 262 673

Principal | jingpeng@ljhookergordon.com.au

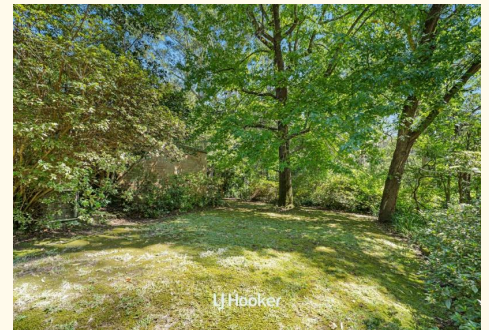
Kenny Gong 0456 887 000

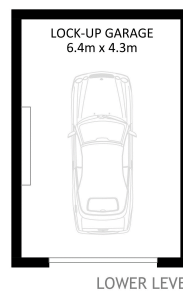
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LJ Hooker

LAND SIZE APPROX. 1,157m²
 INTERNAL AREA APPROX. 176m²
 EXTERNAL AREA APPROX. 57m²
 GARAGE AREA APPROX. 27m²
 TOTAL AREA APPROX. 260m²

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Disclaimer: Plans shown are for presentation purposes and are not part of any legal document. All measurements and figures are approximate.

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LJ Hooker