



Sold

LJ Hooker

LJ Hooker Parramatta | Granville |
Guildford | Merrylands



22 Wynyard Street, Guildford

CLEAR BLOCK - APPROVED FOR DUPLEX - 833.7sqm (approx) - 15.2m frontage.

Positioned on the high side of the street with a desirable north-facing aspect, this property presents the perfect blank canvas-whether you're a renovator with vision, a family ready to build your dream home, or a developer seeking opportunity. With approval already in place for a duplex development, the possibilities are ready to be realised

Features:

- Approval for a quality design and large duplex with studio
- Zoned R2 Low Density
- North facing aspect
- Close to schools, shops, parks, and transport
- Minutes' drive to Granville, Parramatta & Merrylands CBDs

This is a golden opportunity to secure a premium block with endless potential. Whether you're a homebuyer, builder, or savvy investor — this property is a standout!

DISCLAIMER: All information contained herein is gathered from sources we believe to be reliable, however, we cannot guarantee its accuracy and interested persons should rely on their own enquiries

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.

4 1 1

FOR SALE
\$1,757,000

AGENTS

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AGENCY

LJ Hooker Parramatta | Granville |
Guildford | Merrylands
(02) 9637 8555

LJ Hooker

MORE DETAILS

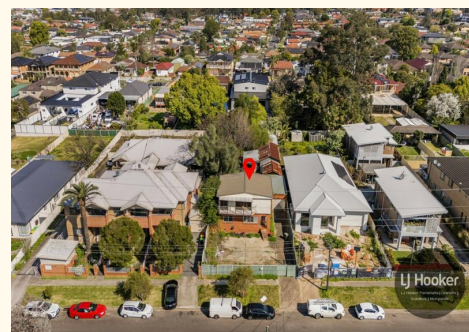
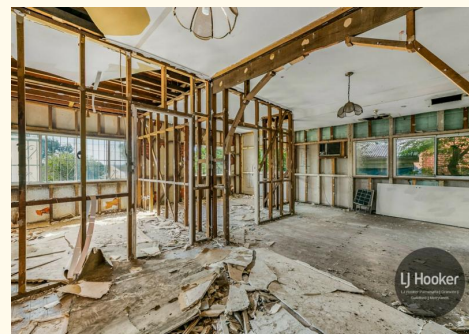
Property ID 2G86F9E
Property Type House
Land Area 833.7 m2

Fred Nazari 0451 919 640

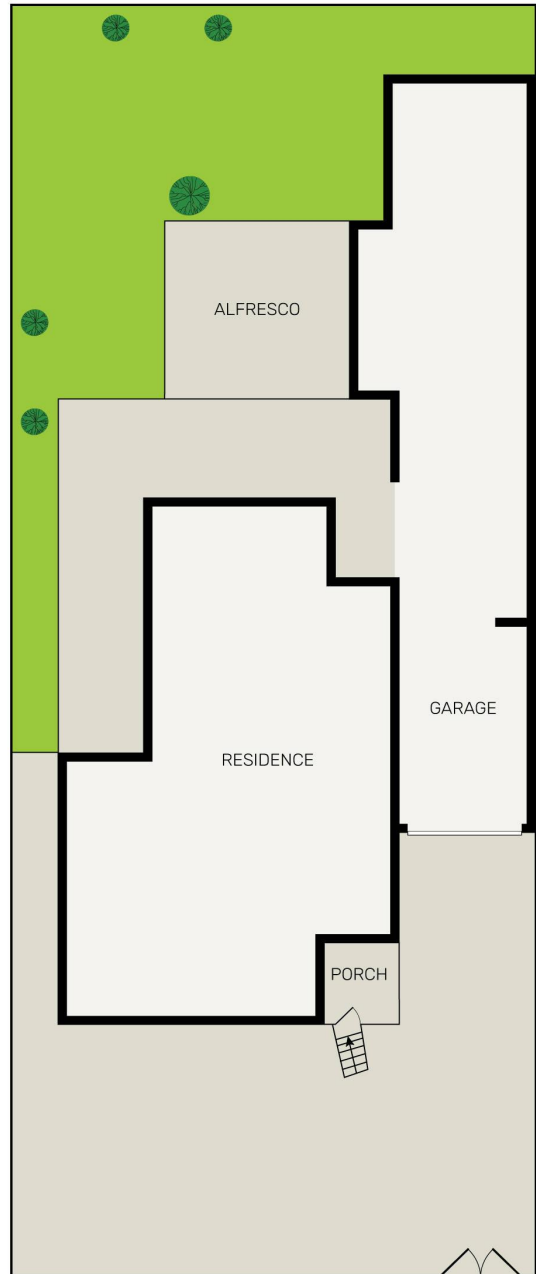
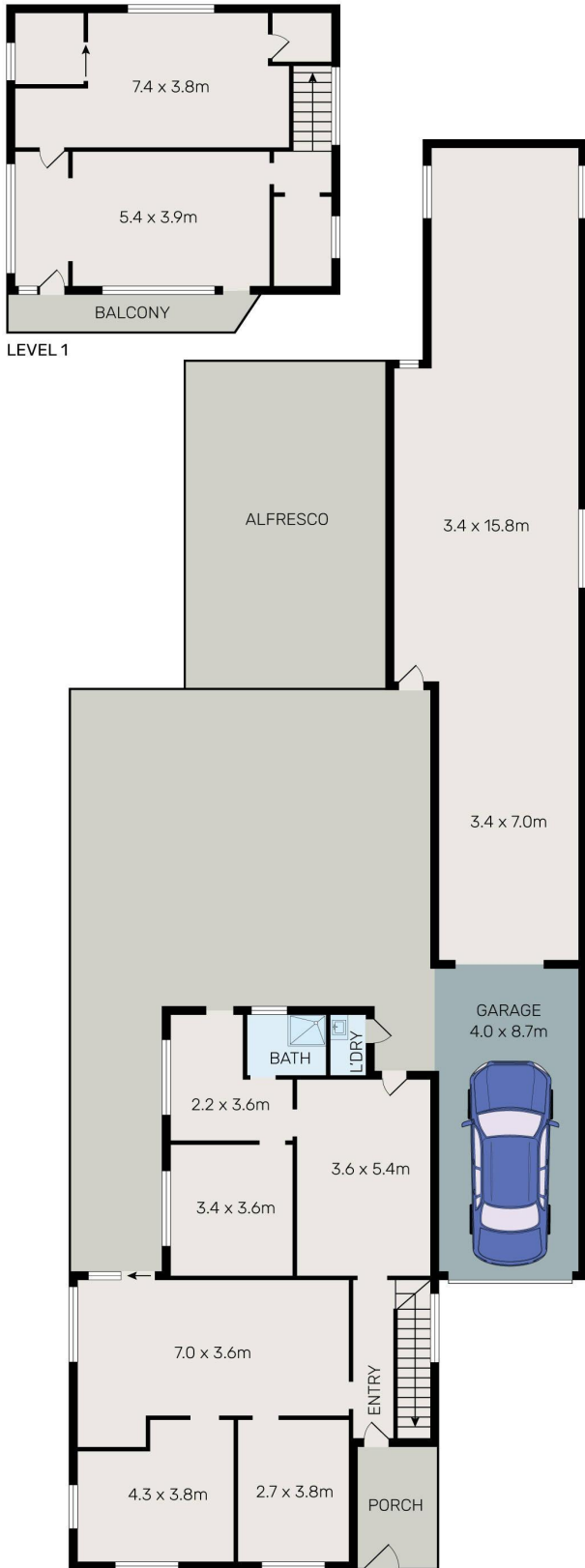
Area Specialist | fred.nazari@ljhooker.com.au

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