

Guildford, 285 Excelsior Street

Sold by Paulette Ghaleb...0408 888 810

Set in a highly desirable and convenient location, this neat older-style home sits on a generous 678.2sqm (approx.) block with wide 19.36m approx. frontage.

Zoned R2 Low Density, the property presents an exceptional opportunity for builders, investors or homeowners alike.

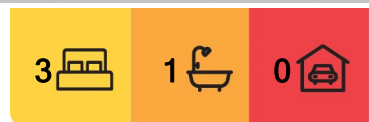
Whether you are looking to build your dream home, develop or land bank for the future, the unbeatable location and superb parcel of land offers convenience combined with a multitude of options for future development.

Key Features:

- * DA Approved (with deferred commencement) for a four-bedroom duplex
- * Explore the potential to build two free-standing homes (subject to council approval)



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.



For Sale
\$1,425,000

View
ljhooker.com.au/2FNPF9E

Contact
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(02) 9637 8555**

- * Ideal site for a knockdown rebuild (subject to council approval)
- * Neat older style home with three bedrooms
- * Zoned R2 Low Density
- * Total land area - 678.2sqm (approx.)
- * 19.36m approx. frontage (approx.)
- * Set within easy reach to schools, bus transport and local shops

Homes like this are fast becoming scarce, call today for more information.

More About this Property

Property ID	2FNPF9E
Property Type	House
Land Area	678.2 m2
Including	Toilets (1) Close to Schools Close to Shops Close to Transport

Paulette Ghaleb 0408 888 810

Area Specialist | pghaleb.merrylands@ljhooker.com.au

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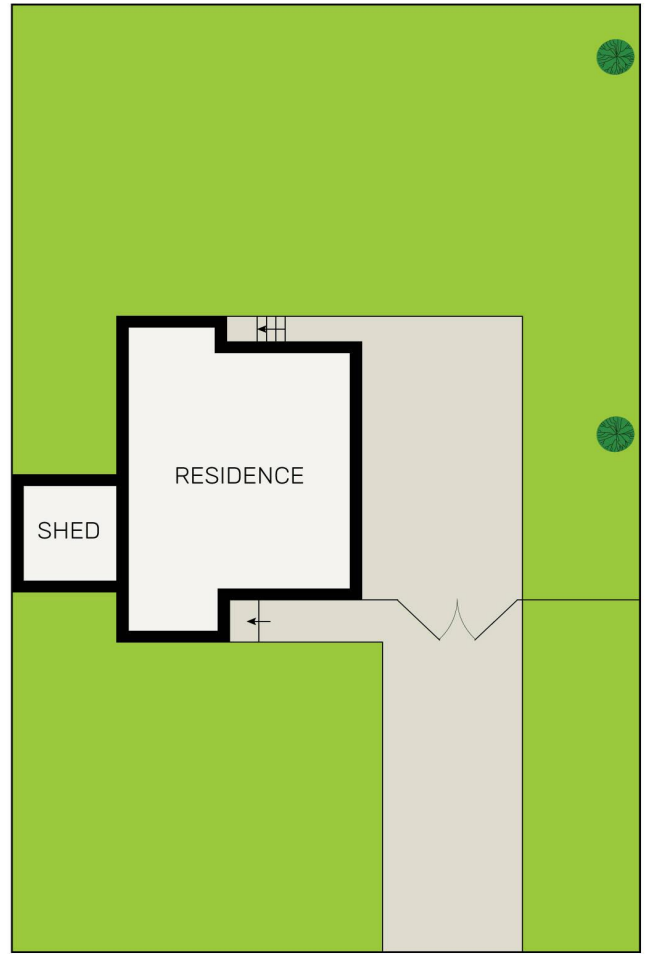
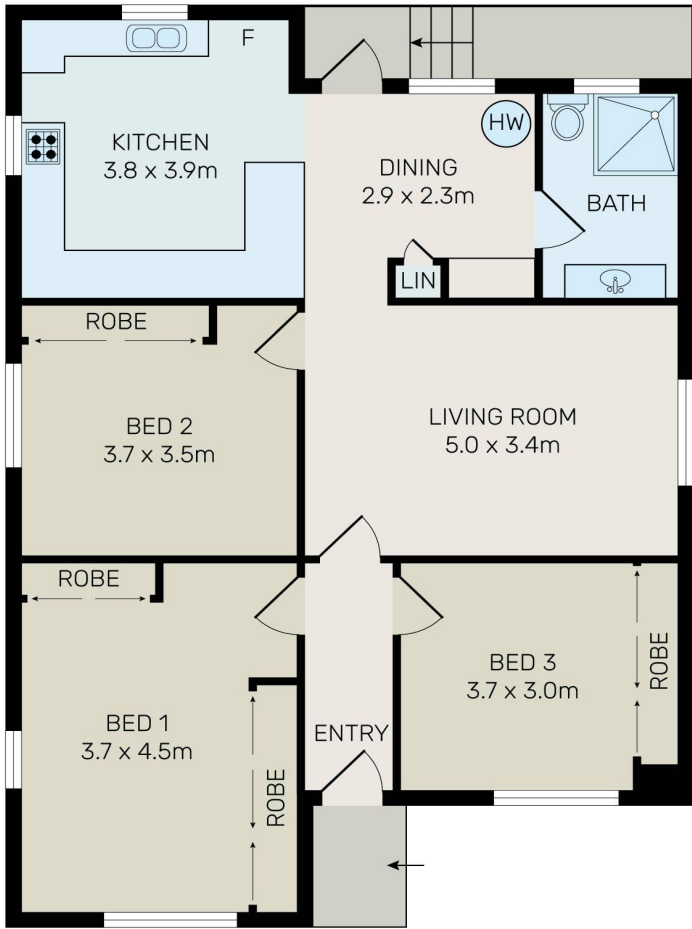
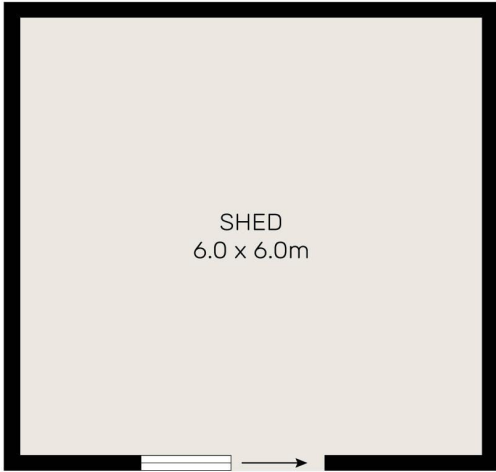
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