

963 Henry Lawson Drive, Padstow Heights

## Prime Duplex Site with Instant Income Potential Set on 556.4sqm Block

Red Carpet Event | Wednesday, 3rd September at Revesby Workers Club (2B Brett St, Revesby) at 6:30pm. Registrations from 6:00pm.

Blending style with practicality, this well-presented family home sits on an impressive 556.4sqm block with a wide 20.17m frontage, offering outstanding potential for redevelopment into a dual occupancy site (STCA). From the moment you enter, the warmth of timber flooring and an abundance of natural light create a welcoming and comfortable atmosphere.

At the heart of the home, the contemporary kitchen boasts a beautiful timber benchtop, perfect for both daily living and entertaining. The home features four bedrooms, with an added teenage retreat, rumpus or home office area offering versatility to suit your lifestyle needs. An internal laundry adds convenience, while ceiling fans throughout ensure year-round comfort.

A sunlit north-facing courtyard provides the perfect setting for outdoor dining or relaxation, while the kid-friendly yard offers space to play

4 1 1

**FOR SALE**  
Contact Agent

### AGENTS

Lush Pillay  
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Baker Chahwan  
0416 206 820  
baker.chahwan@ljhooker.com.au

### AGENCY

LJ Hooker Padstow  
(02) 9771 1177

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.

LJ Hooker

and entertain, with scope for a granny flat (STCA). A carport provides secure off-street parking and ample street parking is available during off-peak hours. Positioned just a 5-minute drive to Padstow station, shops and amenities, this home is ideal for both homeowners and investors alike.

- 556.4sqm block with wide 20.17m frontage, prime duplex site (STCA)
- Single-storey four-bedroom home with immediate rental returns
- Move straight in or rent out now and capitalise on land value
- Contemporary kitchen w/ timber benchtop, internal laundry for convenience
- Separate teenage retreat, rumpus, or home office area
- Sunlit north-facing courtyard, kid-friendly yard, potential for granny flat (STCA)
- Carport for secure off-street parking, ample street parking in off-peak hours
- Ceiling fans & timber flooring for year-round comfort
- Only a 5-minute drive to Padstow Station, shops, and schools

Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. All interested parties should make and rely upon their own enquiries.

## MORE DETAILS

Property ID	16N0FAE
Property Type	House
Land Area	556.4 m2

### Lush Pillay 0407 121 573

Principal & Director | lush.pillay@ljhooker.com.au

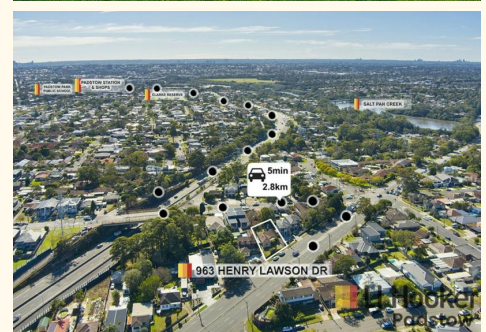
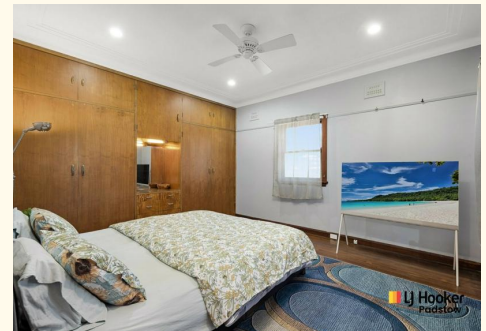
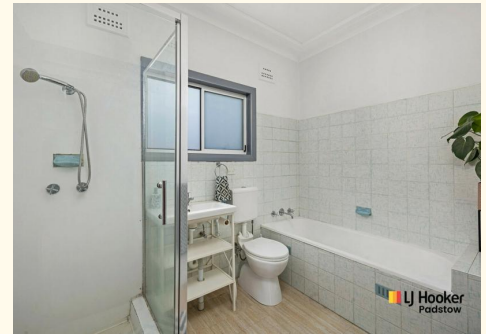
### Baker Chahwan 0416 206 820

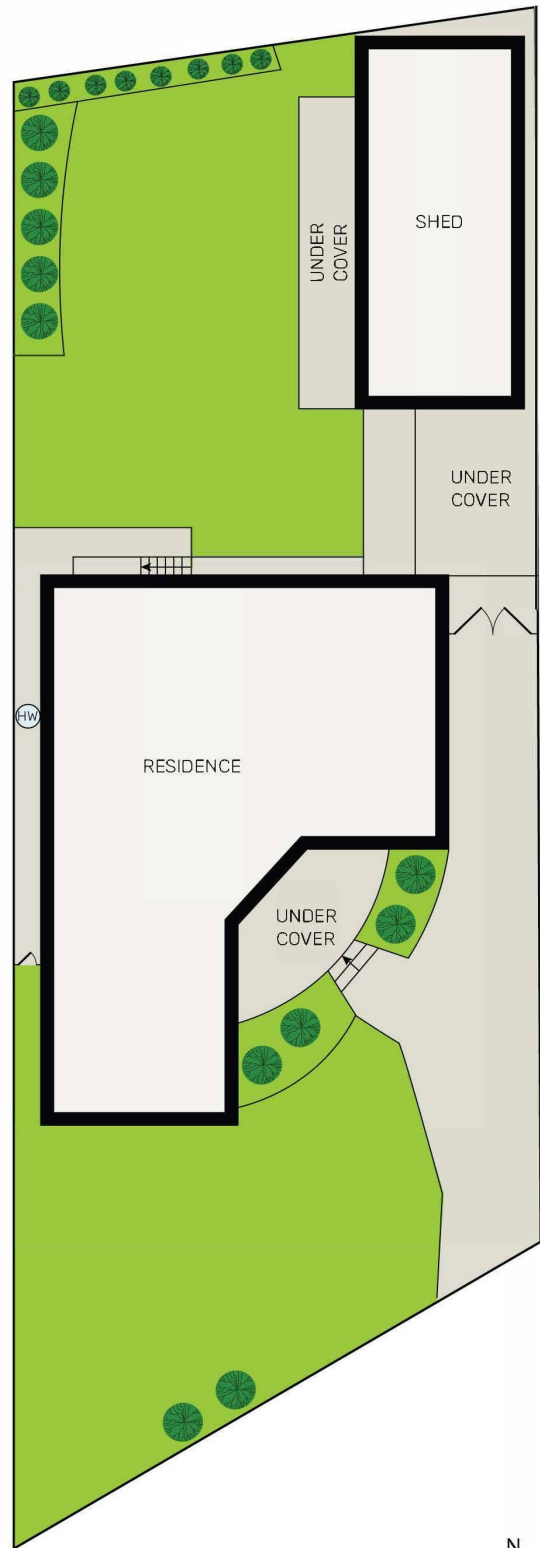
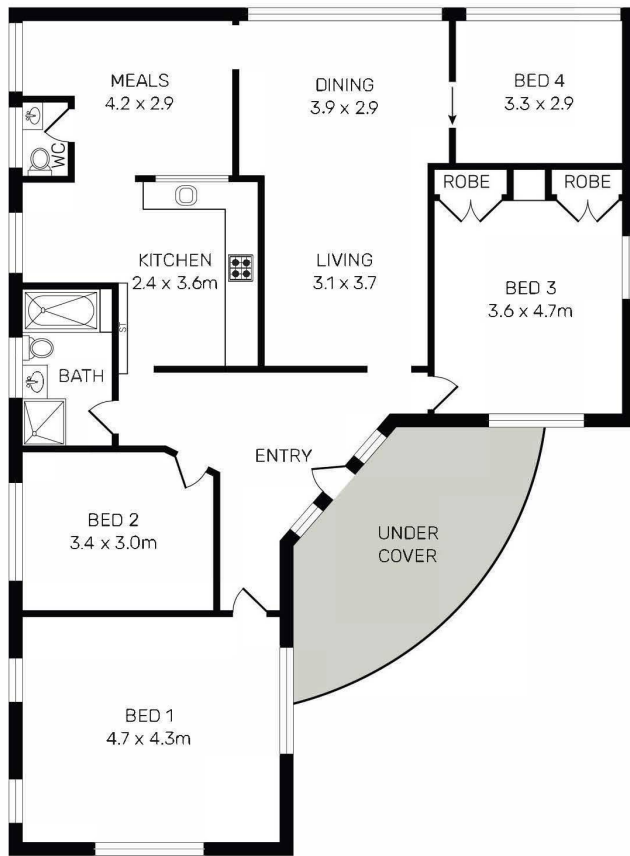
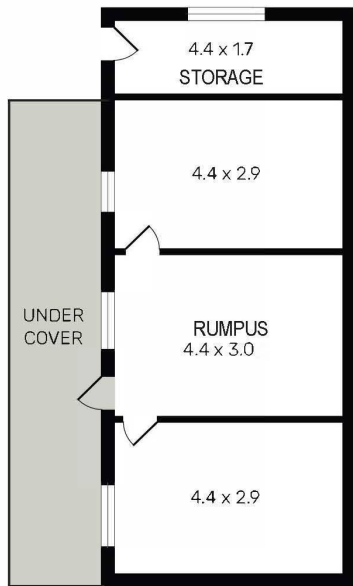
New Business Associate & Sales | baker.chahwan@ljhooker.com.au

### LJ Hooker Padstow (02) 9771 1177

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