







13 Gracemar Avenue, Panania

Exceptional Potential In a Prime Panania Location

Held by the same family for over 65 years, this much-loved original home presents an exciting opportunity in one of Panania's most convenient and family friendly cul-de-sacs.

Set on a generous parcel of land, the property offers endless possibilities for owner occupiers, renovators, investors and developers alike. Whether you choose to renovate and restore its original charm, personalise the home to suit your lifestyle, or explore the potential to create your dream family residence, the possibilities are truly exciting.

A rare offering ready for its next chapter.

Property Features:

- Original well kept home
- 3 good-sized bedrooms
- Spacious lounge and dining area
- Generous yard with plenty of outdoor space
- Expansive driveway with access to the rear of the property
- Ideal for owner-occupiers, renovators and investors
- Potential to rebuild or redevelop, subject to council approval
- Convenient location in a family-friendly Panania cul-de-sac

3 1 2

AUCTION
Sat 21st Nov @ 11:00AM

VIEW
Sat 14th Nov @ 11:00AM - 11:30AM

AGENTS
Jean-Pierre Abi Akl
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jeanpierre.bl@ljhooker.com.au

AGENCY
LJ Hooker Bankstown
(02) 9708 2244

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For further enquiries, please contact Jean-Pierre Abi Akl directly on 0418 999 333.

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MORE DETAILS

Property ID	1223F8E
Property Type	House
Land Area	651.3 m2

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