



Yennora, 95 Fairfield Street

SOLD by Joseph Nasr 0405 824 646

4,708.3 sqm —WIDE FRONTAGE 91.44 Meters

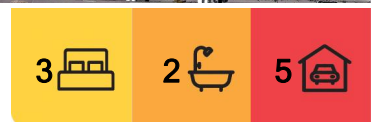
This rare property offers endless opportunities for the developer, investor and occupier with opportunities subject to council approval to sub-divide, development of housing including dual occupancy, child care centre, places of worship, boarding homes, NDIS homes/facilities, senior housing and many more.

The current brick veneer home on the property offers 3 large bedrooms all with built in wardrobes, original kitchen, large open space living, 2 bathrooms, external laundry, a large under cover area to park multiple vehicles and a large storage shed. The site also enjoys 5 vehicle accessway from the street to the property.

Surrounded by both Yennora park and Knight park. This site boasts a substantial land holding, its prime location off Woodville Road positions it strategically in a rapidly growing



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
\$3,550,000

View
ljhooker.com.au/2E3YF9E

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region. The convenience factor is emphasized by its proximity to shopping centres, Yennora distribution centre, numerous educational facilities, making it an attractive option for residents and businesses alike.

95 Fairfield St Yennora has the potential to have an incredible impact on the local area.

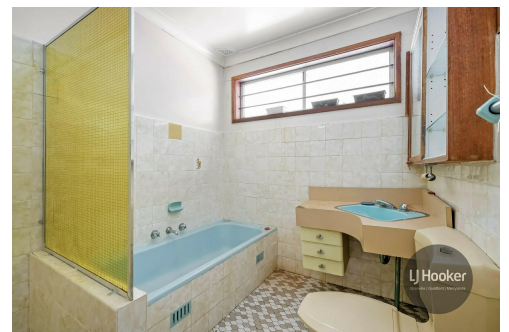
- * Enormous 4,708.3 sqm total land area as per surveyors calculation
- * 91.44 metres street frontage
- * R2 Low Density Residential
- * Endless development opportunities Subject To Council Approval
- * Walk to transport, shops and schools
- * Short drive to Fairfield shopping precinct, Liverpool and Parramatta CBD
- * Easy access to main Arterial Roads such as Woodville Rd, Hume Highway, M4 M1 and M5
- * Council: \$847pq | Water: \$179pq

More About this Property

Property ID	2E3YF9E
Property Type	House
Land Area	4708 m ²
Including	Close to Schools Close to Shops Close to Transport Disabled Access

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