

# 109 Bringelly Road, Kingswood, NSW 2747

propertycentral

## House For Sale

Thursday, 9 May 2024

109 Bringelly Road, Kingswood, NSW 2747

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 803 m2**

**Type: House**



Joshua Martin  
0488234457

**\$1,099,000**

Exclusive Development Opportunity with Existing House Maintained Unlock the potential of this expansive more than 800sqm block, complete with Development Approval (DA) for a detached dual occupancy. The plan includes retaining the charming existing house on a wide lot. Situated a mere 1.2km approx. from Kingswood Train Station, the property occupies a prime position on the high side of the road, offering unparalleled access to major transport and amenities. Located a stone's throw from the M4 and within the evolving Nepean health precinct, the property benefits from its proximity to the billion-dollar redevelopment of Nepean Hospital, expansive clinics associated and the burgeoning need for health services. Also nearby is Western Sydney University, adding to the locale's educational prestige. The strategic site is advantageously near the forthcoming Western Sydney Airport, set to open in 2026 - a pivotal development poised to enhance global connectivity, economic growth and skilled labour force.\* Convenient Location: Just 1.2 km approx. from Kingswood Station and easy access to major highways.\* DA Approved: Luxurious detached dual occupancy with the sophistication of the existing dwelling maintained.\* Near Major Services: Close to M4, Nepean Hospital and Western Sydney University Western Sydney Airport, a once in a generation investment approaching its official opening 2026. Disclaimer: We have been furnished with the above information, however, Property Central gives no guarantees or undertakings concerning the accuracy, completeness or up-to-date nature of the information provided. All interested parties are responsible for their own independent enquiries in order to determine whether or not this information is in fact accurate.