

**12 Park Road, Hunters Hill, NSW 2110**



**House For Sale**

Wednesday, 12 June 2024

12 Park Road, Hunters Hill, NSW 2110

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Area: 826 m2**

**Type: House**



Emma Challen

## Price Guide \$3,700,000

A level 826sqm (approx) block w/ future potential, this single level brick residence has scope to be a family home whether it be a potential duplex site, dream home project or further renovation (subject to council). It's in a family-friendly pocket with easy access to Boronia Park shops, Harris Farm markets, dining, cafes, schools & CBD bus. • 826sqm approx of level land, >15m frontage • Sunny North-West aspect in rear garden • CDC potential, live/rent now & rebuild later • Single-level brick home w/ further potential • Formal living room & separate dining room • Large pool • Self contained cabana/ granny flat with separate bathroom • Outdoor BBQ entertaining area • Separate kitchen • Separate Laundry • Wide driveway, carport + lock-up garage • Compelling scope for future rebuild (STCA) • Minutes to Boronia park oval, shops & city bus