

**134 Deakin Street, Kurri Kurri, NSW 2327**



**Sold House**

Friday, 3 November 2023

134 Deakin Street, Kurri Kurri, NSW 2327

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 1012 m2**

**Type: House**



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**\$460,000**

Developers, Renovators, Investors - This little beauty is for you! Situated on a big 1,012m<sup>2</sup> block in the heart of Kurri Kurri, this property comes absolutely packed with development potential. Whether you knock down and rebuild with units or townhouses (STCA), or keep the existing 3 bedroom cottage, renovate, and add a second dwelling at the rear of the block and potentially subdivide (STCA) - there's so many options here to explore for those with vision and know-how. Favourably, the existing house is situated well forward on the block with great side access to the rear. The block is also mostly flat and level with minimal outbuildings and vegetation to remove. Located just 5 minutes from the Hunter Expressway, 20 minutes to the Hunter Valley Wineries, and just 3 minutes to local schools, shops and supermarket, this property ticks all the boxes for location, convenience and opportunity.

- Iron & weatherboard 3 bedroom cottage
- Large level 1,012m<sup>2</sup> block
- Approx. 20m frontage
- Zoned R2 Low Density Residential
- Multiple development strategies: Knock down, rebuild, renovate, add a 2nd dwelling, subdivide (STCA)
- Formal lounge upon entry
- Split system A/C
- Three bedrooms appointed with carpet
- Central eat-in kitchen
- Bathroom with separate w/c
- Internal laundry
- Large front verandah
- Previously rented for \$380 per week but requires work before leasing

Disclaimer: All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.