

**17 Marlborough Street, Campbelltown, NSW 2560**

**Sold Residential Land**

Friday, 8 September 2023

**CENTURY 21.**  
Pereira Group

17 Marlborough Street, Campbelltown, NSW 2560

Area: 560 m2

Type: Residential Land



Shaun Pereira

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**\$840,000**

On the high side of a premier housing estate sits this generously proportioned corner block of vacant land with two street frontages. The location is one of outstanding quality situated within the precinct of Western Sydney University's Macarthur Campus, close proximity to the updated and refurbished Macarthur Shopping Complex, with its multitude of selective eateries offering food of different varieties, modern cinemas, the Campbelltown Private and Public Hospitals, The Macarthur Train Station and the Botanical Gardens, this block has enormous potential with added value to be made by the savvy buyer. Take advantage of this corner block of 560.6 m<sup>2</sup> to build your substantial dream home or resuscitate the advantage of this corner block with double street frontage with a duplex / dual occupancy property (STCA). Highlight Features: \* 560.6 sq. mtrs parcel with vast scope to develop STCA \* A rare opportunity to create a distinct family residence \* Close proximity to Western Sydney Macarthur Campus \* Expansive block with two street frontages \* Ideally placed on the high side of the street \* Central to the Hume Highway / M5 Motorway be it to Canberra or beyond or Liverpool to the Central Coast and beyond. For Enquiries: Contact - John Pereira on 0422 446 409 \* Century 21 Pereira Group believes all information contained herein is accurate at the time of advertising. However, we encourage interested parties to conduct their own enquiries. \*\*\*\*\* COVID-19 Statement for all inspecting parties \*\*\*\*\* I acknowledge that in doing my part to stop the spread of Covid-19, I will not attend any open homes conducted by Century 21 Pereira Group, whether they be Sales Open Homes or Rental Open Homes if I am experiencing flu like symptoms, I have tested positive for Covid-19 or have been in close contact with another party diagnosed with Covid-19. I also acknowledge that I will adhere to the Covid-19 safety measures put in place by Century 21 Pereira Group and will adhere to these guidelines as instructed by the Agent conducting the open home.