

17 Melanie Street, Hassall Grove, NSW 2761

Harcourts Kellyville

House For Sale

Tuesday, 26 March 2024

17 Melanie Street, Hassall Grove, NSW 2761

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 712 m2

Type: House



Jatin Jagota
0290259599



Rajwant Kaur
0290259599

Contact Agent!!

The team at Harcourts Kellyville is excited to present this unique opportunity to purchase this RESIDENTIAL(3 BEDROOM HOME) + COMMERCIAL SPACE(CURRENTLY OPERATING AS A CONVENIENCE STORE), built on a 712 sqm corner lot in the heart of this ever -growing suburb.17 MELANIE STREET HASSALL GROVE.With a possibility to build a medical centre or simply sub divide the 712 sqm corner lot to make two detached homes(STCA). The potential is endlessPROPERTY FEATURES:RESIDENCE•3 good sized bedrooms.•Open plan living.•1 full bathroom + separate toilet.•Plenty of storage•Low maintenance backyard.Currently leased at \$480 per week.COMMERCIAL•Currently operating as a convenience store/supermarket.•Plenty of parking on site.•Situated on the corner lot, this space grabs a lot of eyeballs and will be suitable for multiple businesses.Currently leased at \$2296.70 per month.LOCATION FEATURES:•450 meters(approximately) to Hassall Grove Public School.•600 meters(approximately) to Hassall Grove Plaza.•650 meters(approximately) to St Clare's Catholic High School.•1 kilometer(approximately) to Hanna Reserve.•1.4 kilometers(approximately) to Mittaggar Reserve.•3.5 Kilometers(approximately) to Costco Wholesale.•3.7 kilometers(approximately) to Greenway Village.•4.6 kilometers(approximately) to Sydney Business Park.This one of its kind opportunity to own this RESIDENTIAL and COMMERCIAL SPACE in this family-friendly and convenient location is not to be missed.So don't delay and call us today.Raj Bhandari: 0416 703 000Jatin Jagota: 0459 238 762Disclaimer: We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.