

**27 Leemon Street, Condell Park, NSW 2200**



**Sold House**

Monday, 14 August 2023

27 Leemon Street, Condell Park, NSW 2200

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 600 m2**

**Type: House**

**\$1,260,000**

Perfectly poised on the high side of the street, occupying an expansive 600m<sup>2</sup> in a popular location, presents a rare opportunity to secure this neat and tidy family home offering great scope for redevelopment with the added bonus of a DA approval for the development of a luxury duplex. Condell Park offers enormous value when it comes to the development of duplexes. Whether you build to hold or build to sell, rest assured the suburb's strong demand will command a high rental return and or sale price. Property Features Include:- Three generous size bedrooms, two with built-in robes- Separate living and dining areas - Well kept bathroom - Neat and tidy kitchen - Great size yard, perfect for entertaining family and friends - Plenty of space to construct a granny flat at the rear (STCA)- Carport accommodation Located within close proximity to Condell Park shops and cafes as well as great local schools, parklands, places of worship and public transport, this is the perfect choice for families looking for a place to call home, the savvy investor seeking an opportunity with added value, or builders looking to redevelop immediately without any delays!