

3 Boundary Street, Granville, NSW 2142



House For Sale

Tuesday, 30 January 2024

3 Boundary Street, Granville, NSW 2142

Bedrooms: 6

Bathrooms: 3

Area: 700 m2

Type: House



Joe Bechara

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Expression of Interest

Located across the road from a Parramatta address this unique property has so much to offer. Set on 700m² with a 15.22m frontage, zoned R4 and ideal for the large family or home/business. Features include;* Double brick and concrete slab construction.* 6 spacious bedrooms, main with walk In robe and ensuite, plus 1 bedroom on ground floor. 3 bathrooms in total.* Huge living areas including formal lounge room, dining room, meals room on the ground floor plus a huge living room on the first floor that can accommodate a lounge, dining and family rooms.* Extra large timber kitchen with breakfast bar and ample cupboard space.* Grand entry with marble floors and staircase.* Rear outbuilding with second kitchen facilities easily converted to a sleepout and potential for granny flat(STCA). Spacious laundry plus extra rear toilet.* Great views to Parramatta CBD.* Potential future development, Zoned R4 with 1.2:1FSR and 14m height limit.* Zoning also allows other uses such as Home units, child care, home business and much more.Great location, easy 1.1km walk to Parramatta CBD. Close to Harris Park Station, Granville, numerous parks and buses. This is a great property with so much potential.