

**32 Caloola Crescent, Beverly Hills, NSW 2209**



**Sold House**

Sunday, 12 November 2023

32 Caloola Crescent, Beverly Hills, NSW 2209

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Michael Sleiman  
0297922799

**\$2,125,000**

This is a great opportunity to build two freestanding homes in a quality location. The existing home is situated on a corner block and provides a comfortable residence with great options for the future. With a short distance to M5, Beverly Hills Train Station, Roselands shopping centre, schools and amenities. Offering:-

- Full brick single level home
- 3 bedrooms with built in wardrobes
- Spacious Lounge room
- New Gourmet Kitchen
- Dining room
- New Main bathroom
- Split System air conditioning
- Laundry
- 2nd toilet
- High ceilings
- Floorboards and tiling throughout
- Single LUG
- Covered outdoor entertaining area
- Currently leased for \$775 per week
- CDC Approved – plans available on request
- Land size 682m2 approx.
- Plans available upon request.

Look to the future and capitalise on the great sized block, offering so much development potential. Please call Michael Sleiman on M: 0433 941 863 for further details.