

**35 Derriwong Road, Dural, NSW 2158**



**Residential Land For Sale**

Friday, 5 April 2024

35 Derriwong Road, Dural, NSW 2158

Area: 2 m2

Type: Residential Land



Adrian Rovere

0418604646

**\$4,150,000**

Outstanding location, tick. Quality homes nearby, tick. Within walking distance to a large shopping centre, tick. A sought-after northerly aspect, tick. Excellent schools only minutes away, tick. This superb 2-hectare (5-acre) vacant block is being offered to the market some three decades after it was last traded. Other vacant lots and properties in a similar close-in location with knock-down homes, have sold for in excess of \$8,000,000. This very rare chance to build your forever home clearly does not come along every day. The setting is serene and there is a quaint watercourse in which to incorporate within your landscaping plan. The acreage provides the buyer with so much scope to meet a wide range of desires. One can merely maintain the portion prior the picturesque stream, that being around 6000sqm-8000sqm (1.5-2acres) or can also utilize the back cleared land which is of a similar space. Being situated on the section of Derriwong Road that only gets a fraction of the passing traffic, ensures that an already tranquil acreage is even more peaceful. This marvelous opportunity is only available to the one buyer and it is an opportunity that can vanish in a flash, leaving buyers having to wait potentially till 2054, possibly even beyond that - perish the thought. Disclaimer: This advertisement is a guide only. Whilst all information has been gathered from sources we deem to be reliable, we do not guarantee the accuracy of this information, nor do we accept responsibility for any action taken by intending purchasers in reliance on this information. No warranty can be given either by the vendors or their agents.