

# 46 The Promenade, Sans Souci, NSW 2219



## Sold House

Thursday, 4 April 2024

46 The Promenade, Sans Souci, NSW 2219

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 524 m2

Type: House



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**\$2,781,000**

Build your dream home on arguably the most prestigious street in Sans Souci. With CDC approval for a four storey, five-bedroom grand luxury residence, the potential is boundless. Currently boasting a fully renovated bungalow on a 525sqm parcel, you have the option to move in or lease it while you prepare to indulge in luxury waterside living.- Fully renovated three-bedroom bungalow home with period character- CDC Approved for a four storey, five-bedroom residence with pool- Architecturally designed by AYA Constructions- Rent the property out while you continue the plans for your luxury home- Move in to a turn-key home with plenty of room to grow- Spacious living zone flowing outdoors enjoys northern sunlight- Dedicated dining room adorned with ornate decorative fireplace- Detached oversized double garage with adjoining patio space- Undercover terrace opens to huge level lawn, low maintenance gardens- Moments to Georges River, boat ramp, local schools, buses, parks and shops