

**490 Woodstock Avenue, Rooty Hill, NSW 2766**



**Sold House**

Thursday, 9 November 2023

490 Woodstock Avenue, Rooty Hill, NSW 2766

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 556 m2**

**Type: House**



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**\$710,000**

Ensuring a rare opportunity to rebuild, recreate or develop, this original brick home unfolds over a sprawling 556.4sqm parcel with a wide 29.4m frontage. The flat triangular block is on Woodstock Avenue and offers endless possibilities to further capitalise in a high-growth pocket of Rooty Hill. The property will be sold at a land value rate and is in a convenient setting, just 1.5km from Rooty Hill shops and station.- Requires a vast renovation, opportunity to knockdown/rebuild- Virtually a blank canvas awaiting a creative renovator to start- Triangular R2 block unveils a 556.4sqm block, 29.4m frontage- North aspect attracts day-round sunshine, ample natural light- Colorbond double lock up garage, clear block, no easements- Original brick home offers three bedrooms and one bathroom- After renovation, can attract a rental return of \$600 per week- Close to schools and Australian Islamic College and Rooty Hill Mosque- Easy drive to Mount Druitt, Rooty Hill and Plumpton shopping centers