

**7 Sitella Avenue, Austral, NSW 2179**



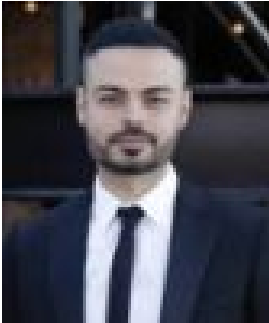
**Residential Land For Sale**

Thursday, 16 May 2024

7 Sitella Avenue, Austral, NSW 2179

Area: 318 m2

Type: Residential Land



Martin Yokhana  
0402874843



William Yousif  
0461538975

## For Sale

Presenting an amazing opportunity to own a prime block of land, 7 Sitella Avenue in Austral is 318sqm clear block registered land. Featuring 12.5m frontage, without a doubt this is a great opportunity to create your dream home in one of Sydney's most popular and fastest growing southwest suburbs. The levelled building block is in a prime position and is registered and ready for you to build your family masterpiece. In great location and surrounded by new and quality homes.

- Located in this sort after section of Austral.
- Build your dream single or double story home with a pool (STCA).
- With a huge 12.5 meter frontage perfect for a dream home.
- In close location to the M7 and the upcoming Badgerys Creek Airport.
- A short distance to Western Sydney Parklands, local schools and shopping centers.
- Flat land offers plentiful inspiration for a brand new build.
- Great investment potential in the South West growth area.
- Excellent proximity to planned major infrastructure upgrades.
- Moments to child care, dog parks and recreation facilities.
- Surrounded by quality freshly built homes in the neighborhood.
- Moments to both Austral and Leppington Public Schools.
- Short drive to Thomas Hassall Anglican College, Arrahman college.