

79 - 87 Derby St, Penrith, NSW 2750



House For Sale

Saturday, 2 December 2023

79 - 87 Derby St, Penrith, NSW 2750

Bedrooms: 15

Bathrooms: 5

Parkings: 5

Area: 2964 m2

Type: House



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Expression of Interest

79, 81, 83, 85, 87 Derby St, Penrith (5 Properties in a row) Legend Real Estate is proud to present this rare and a massive development site in the heart of Penrith. Spanning approximately 2964sqm, the offering is a zoned R4 high-density residential site with an 18m height capacity. The property is located in a prime high-growth pocket of Penrith, close to Nepean Hospital, Selective School, Penrith Station and CBD with access to express city transport and a selection of quality schools, shops, stadiums and much more. This is a rare opportunity to join and benefit from the beginning of a big future in a region on the rise. *** Total Land Information **** 5 Houses in a row * Total of 2964 sqm of land * Zoned R4 High Density Residential * 18m Height Capacity * Total Frontage - app 75m * Currently all properties are leased with a total rental return \$2270 per week * Apartment Construction Requirements * Minimum lot size for an apartment development is 1200sqm Minimum frontage for an apartment development is 24m

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| 79 Derby St, Penrith | Land size - 594 m ² | Rent - \$380/week |
| 81 Derby St, Penrith | Land size - 594 m ² | Rent - \$610/week |
| 83 Derby St, Penrith | Land size - 601 m ² | Rent - \$400/week |
| 85 Derby St, Penrith | Land size - 601 m ² | Rent - \$470/week |
| 87 Derby St, Penrith | Land size - 574 m ² | Rent - \$410/week |

Penrith is thriving with strong economic growth and infrastructure, with a new metro direct to the new airport, combined with massive Government investment in rail, road and air transport, creating endless potential for visionary businesses and investors. Secure this site to start working on your dream development project. Wait no longer, pick up the phone and call us now. We are eager to help. An opportunity like this won't last long, be the first one to grab it. **DISCLAIMER:** Every precaution has been taken to establish accuracy of the above information but does not constitute any representation by the owner or agent. Information is gathered from sources we believe to be reliable; we cannot guarantee its accuracy and interested buyers should rely on their own searches.