

**96 Burns Bay Road, Lane Cove, NSW 2066**



**Block Of Units For Sale**

Friday, 3 May 2024

96 Burns Bay Road, Lane Cove, NSW 2066

**Bedrooms: 24**

**Bathrooms: 16**

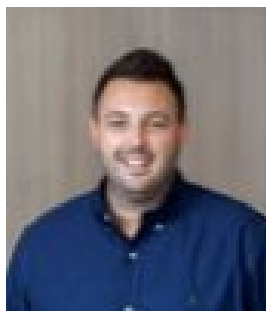
**Parkings: 16**

**Area: 1220 m2**

**Type: Block Of Units**



Melanie Lahoud  
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## Auction

Ray White Double Bay and Ray White Commercial Eastern Suburbs are delighted to showcase 96 Burns Bay Rd, Lane Cove, a generational prized asset hitting the market for the first time in over 50 years. This exceptional property is set for auction on Thursday, May 30th, 2024. Seize the opportunity to acquire an entire block of 16 apartments comprising 8 x 1 bedroom and 8 x 2 bedroom residences, each complete with parking and a private balcony. Nestled on a substantial 1,220 sqm parcel of level land, this property is ideally situated just a short stroll from the vibrant Lane Cove Shopping Village and within easy reach of an array of supermarkets, cafes, schools, and healthcare facilities.

**Key Highlights:**

- A unified block of 16 apartments to be transacted in one line
- Each unit offers outdoor living space and private laundry amenities
- Favourable R4 high-density residential zoning on a significant 1,220 sqm allotment
- 14 lock up garages and 2 car spaces
- Conveniently located 550m from Lane Cove Market Square and 700m from The Canopy Shopping / Retail Precinct
- Presents a stellar investment with renovation potential and scope to boost value and multiply rental yields
- Potential for strata subdivision and sell-down STCA
- Direct express bus services to the CBD at your doorstep
- Generates an income of approximately \$450,000 per annum with potential for uplift

This rare offering promises a blend of immediate returns and long-term growth potential in a highly sought-after location. For further information, please contact the exclusive selling agents: Melanie Lahoud Ray White Double Bay 0400 554 544 Breanna Skewes Ray White Double Bay 0400 487 040 Zorick Toltsan RWC Eastern Suburbs 0411 227 784 Ray White Double Bay - The Team of Professionals You Deserve Our recommended loan broker [www.loanmarket.com.au/daniel-pym](http://www.loanmarket.com.au/daniel-pym)