

114 St Georges Parade, Allawah, NSW, 2218



House For Sale

Wednesday, 4 September 2024

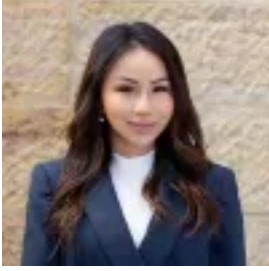
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Bedrooms: 3

Bathrooms: 3

Parkings: 2

Type: House



Alyssa Liao



Michael Curtis

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Perfect Start or Smart Investment: Affordable 3BR Suburban Haven

Step into a ready-made home with all the features you need. Enjoy the spacious bedrooms, multiple bathrooms, and dedicated study space. The solar power and air conditioning mean comfort without the high bills. Nestled on a peaceful street, this four-bedroom home is perfect for families and also an excellent opportunity for investors or redevelopment. With a seamless blend of indoor and outdoor living, the property features generous interiors and significant potential for value enhancement. Ideally located, it's just a short walk to Allawah Station, local shops, cafes, and quality schools.

Key features include:

- Solid double brick construction - ideal for renovation or as a stable base for development
- Large land size suitable for granny flat addition (subject to council approval)
- Existing features (multiple bathrooms, study) highly valuable in today's market
- Solar power system adds immediate value and future appeal
- Prime location suitable for development, with potential for excellent returns

For Developers: Unleash this property's potential:

- Knock-down rebuild opportunity - create a 2-3 story modern masterpiece
- Add a granny flat for dual income or multi-generational living
- Renovate and extend the existing structure for instant equity gain

For Investors:

- Capitalise on a property with strong rental appeal. The numerous bathrooms, study room, and ample storage are highly sought-after by tenants.
- Solar power and air conditioning add extra attractiveness, potentially commanding higher rent.

Whether you're looking to move in, invest, or develop, this property offers unparalleled flexibility. Its current features provide immediate comfort and rental potential, while its development possibilities promise exciting future prospects. Don't miss this rare opportunity. Inspect today and start planning your real estate success story!

Note: Auction date and time will be updated 10/09