

**22 Jellicoe Street, Condell Park, NSW 2200**



**House For Sale**

Monday, 8 July 2024

22 Jellicoe Street, Condell Park, NSW 2200

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 968 m2**

**Type: House**



Allen Abed  
0297387999



Le Ly  
0422432057

## AUCTION | Allen Abed

First National Chester Hill is thrilled to present an incredible opportunity with this expansive 968sqm block, boasting an impressive 17.07m frontage. MAIN FEATURES INCLUDE:- 3-bedroom brick home- Huge lounge room- Separate dining & large family room- Great kitchen & bathroom- Laundry with 2nd toilet- Wide driveway to double lock up garage- Granny flat potential (STCA)- Duplex development potential (STCA) Located on the high side of a quiet street close to local shops, schools, parks, public transport, hospital and a short drive to Bankstown, Liverpool & Parramatta CBD Perfectly suited for a variety of development possibilities, this property offers immense potential for investors, builders, and those looking to create their dream home. Don't miss out on this rare find with endless possibilities! (All Subject to council approval and your own enquiries) Currently leased to great tenants. APPROX LAND SIZE: 17.07 x 56.69/56.72 = 968sqm ADDRESS: 22 Jellicoe St, Condell Park OPEN HOUSE SATURDAYS: 2:30pm - 3:00pm AUCTION: ON-SITE SATURDAY 3rd August 2024 at 3:00pm For more information or to find out what you need to prepare to bid at Auction contact ALLEN ABED ON 0421 531 360 OR LE LY ON 0422 432 057 \*AUCTION NOTICE: If you are planning to bid at auction YOU MUST HAVE PHOTO ID TO REGISTER & HAVE THE 10% DEPOSIT - PAYABLE AT THE AUCTION Please make sure you arrange the deposit prior to attending the auction, deposit accepted via Bank CHEQUE, over counter Bank Cheques, Personal & Business Cheques will all be accepted. Electronic Funds Transfer (EFT) payments are accepted. YOU MUST INCREASE YOUR TRANSFER LIMIT BEFORE THE AUCTION. PLEASE ARRANGE PRIOR TO AUCTION, if you have any questions, please don't hesitate to contact us. \*Disclaimer: While First National Chester Hill have taken all care in preparing this information and used their best endeavours to ensure that the information contained herein is true and accurate, we accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained. First National Chester Hill urge prospective purchasers to make their own enquiries to verify the information contained herein.