

25 Ulm Street, Ermington, NSW 2115

House For Sale

Wednesday, 3 July 2024

25 Ulm Street, Ermington, NSW 2115

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House



Ahmad Malas
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Auction

Discover the ultimate mix of convenience and potential with this exceptional corner block offered by Melrose Estate Agents. Boasting an expansive 588m² (approx.) with a commanding 45m (approx.) frontage on both Ulm Street & Hinkler Street, this property is a dream canvas for your next project. (S.T.C.A)Key Features:-Renovated 3-bedroom family home-Separate lounge, dining, and family rooms-Updated bathroom with ample natural light-Spacious kitchen with 40mm stone benchtops and glass splash back-Outdoor undercover entertaining area with BBQ-Lock-up garage, additional carport, and workshop (access via Hinkler Street)-Potential rental return around \$900 per week-Close to Ermington shops, bus services to Sydney CBD & Parramatta CBD, and Top schools within walking distance Ideal for Developers, Investors, and Families: This property is a rare find, perfectly suited for developers looking to capitalise on the corner position or savvy investors seeking -substantial rental returns. Growing families will appreciate the spacious layout and proximity to amenities.Location:-70m To Upjohn Park-650m To Local Shops & Cafes-5.8km To Top Ryde Shopping Centre-6.5km To Parramatta CBDNearby Schools: -Ermington West Public School- St Patrick's Marist CollegeCentrally located close to transport, shops, local schools and parklands. This home is a remarkable find and really does tick all the boxes. For more information please do not hesitate to contact Ahmad Malas 0420 880 510 or Paul Tassone on 0422 703 092.