

**290 President Ave, Gymea, NSW, 2227**



**House For Sale**

Wednesday, 25 September 2024

290 President Ave, Gymea, NSW, 2227

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Type: House**

## **Versatile Family Home or Prime Development Opportunity**

Positioned on a sought-after, level 715sqm block with a 16-meter frontage, this property offers flexibility for homeowners and developers alike (STCA). Whether you're looking to renovate and create your ideal family residence or explore potential subdivision, this four-bedroom home is a standout in a prime Gymea location.

The single-level house features a generous floorplan, perfect for families seeking space and convenience. Located just a short stroll from Gymea Village, local parks, and public transport, this property provides easy access to essential amenities, making it ideal for both comfortable living and future development potential.

- 3 Bedrooms enjoying built in wardrobes with the main featuring an oversized nursery/study.
- External living/bedroom 4 features kitchenette and ensuite with separate access.
- Sun soaked living areas and rear yard.
- Carport and ample off-street parking
- Set on a large 715sqm block with R2 zoning and 16m frontage offering development potential (STCA)
- Conveniently located within walking distance to shops, schools, and public transport