

**35 Bridge Rd, North Ryde, NSW, 2113**



**House For Sale**

Thursday, 29 August 2024

**35 Bridge Rd, North Ryde, NSW, 2113**

**Bedrooms: 2**

**Bathrooms: 1**

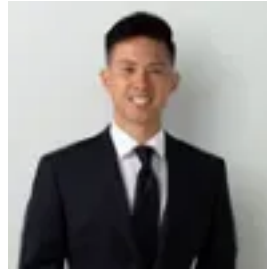
**Parkings: 2**

**Type: House**



Daniel Lee

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Rex Sam

## Prime development opportunity in sought after location

Boasting a spacious block with impressive frontage, this highly sought-after development site is located in the heart of North Ryde. Surrounded by prestigious properties and offering exceptional convenience, it promises a highly desirable resale opportunity.

- Large level block, clear land that is rare to find in blue-ribbon North Ryde location
- 828.4sqm block with wide frontage of almost 18m suitable for luxury duplex build (STCA)
- Existing home has been updated and is in great liveable condition
- Features beautiful gourmet kitchen with 900mm gas cooking and tiled splashback
- Currently tenanted with a quality tenant for continual rental income
- Perfectly located close to parks, transport and shops
- In the catchment for highly sought after schools Kent Road & Epping Boys
- Easy access to Macquarie Centre, Uni, station and Business Parks

### KEY DETAILS

Land size - 828.4sqm

Frontage - 17.985m

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