

44 Werowi St, Dapto, NSW, 2530

molenaar + mcneice

House For Sale

Friday, 9 August 2024

44 Werowi St, Dapto, NSW, 2530

Bedrooms: 3

Bathrooms: 1

Type: House



Filipp Lauretti
0403114101

Opportunist

development | central | expansive

Seize a unique opportunity with this single-level, R3 zoned property, perfectly positioned in the heart of Dapto's vibrant CBD. Spanning an impressive 765m², this prime piece of real estate offers a range of possibilities for investors, developers, and business owners alike.

what you will love...

- > three spacious bedrooms, two with built in wardrobes
- > ample scope to utilise the floor space ratio of 1:2:1
- > rear lane and side access to the east and south boundaries providing additional flexibility
- > immediate CBD access, close to local schools, Dapto mall and restaurants
- > scope to development the site subject to approval
- > central location and high visibility, offering the potential to run your own business
- > off-street parking providing convenience for multiple vehicles, ensuring ease of access
- > set on an impressive 765 m2 block of land boasting ample space
- > located in a friendly established neighborhood, offering a supportive environment for families and businesses alike
- > council = \$2214 pa water = \$688 pa land size = 765 sqm

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