

47-49 Deane Street, Belmont, NSW 2280

 **LJ Hooker Belmont**

House For Sale

Tuesday, 25 June 2024

47-49 Deane Street, Belmont, NSW 2280

Bedrooms: 5

Bathrooms: 2

Parkings: 3

Area: 1176 m2

Type: House



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Preview

Discover the potential of this fantastic development opportunity in the heart of Central Belmont. Two houses, situated on separate titles, offer a variety of options for investors and developers alike. With a total land size of 1176 square meters zoned R3, the possibilities are extensive. Already approved by the council, plans are in place for the development of six townhouses: - 2 two-bedroom, two-bathroom townhouses with single garages - 2 three-bedroom, two-bathroom townhouses with double garages - 2 four-bedroom, two-bathroom townhouses with double garages. Conveniently located within a flat 900-meter (approx) walk to the modern amenities and shopping precinct of Belmont, this prime position offers a range of lifestyle benefits. Both existing homes are currently rented privately, providing immediate income while you plan your development. Enjoy easy access to public transport, schools, shopping, and restaurants, all within walking distance. Nearby attractions include Belmont Golf Course, Redhead Beach, the aerodrome, and several bowling clubs. Sydney is a 90-minute drive south (approx), and Newcastle City is approx 25 minutes north. Don't miss out on this unique opportunity to develop in a sought-after location.