

**73 Bligh Street, Fairfield East, NSW, 2165**

**INSTA Property**

**House For Sale**

Saturday, 24 August 2024

73 Bligh Street, Fairfield East, NSW, 2165

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 5**

**Type: House**

## Exceptional 1,656 sqm of R4 Zoned Land with FSR 2:1

Unlock the potential of this prime combined property at 73 and 75 Bligh Street, Fairfield East. With a substantial total land area of approximately 1,656 sqm, these adjoining properties offer a remarkable opportunity for developers and investors, zoned R4 for high-density development (STCA).

Features:

Development Potential:

- :: Total combined land area of 1,656 sqm
- :: Floor space ratio 2:1; Permissible height up to 20m
- :: R4 zoning for high-density development
- :: Ideal for building apartments and other residential projects (STCA)
- :: Excellent opportunity for land banking and future development
- :: Conveniently located just 600m from Villawood train station, only 2 minutes' walk to Villawood North Public School

73 Bligh Street, Fairfield East

- :: 3-bedroom house
- :: Open plan lounge and dining room
- :: Large bathroom with separate bath and toilet
- :: Expansive sunroom/family room
- :: Well-maintained level backyard, perfect for children and pets
- :: Secure covered carport and external workshop

75 Bligh Street, Fairfield East:

- :: 3-bedroom home, with wardrobes in 2 bedrooms
- :: Open plan living and dining area
- :: Full bathroom with shower and bathtub
- :: Retreat
- :: Massive backyard gardens with a shed
- :: Close to schools, shops, and transport

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