

**80 Beaconsfield Street, Silverwater, NSW, 2128**



**House For Sale**

Tuesday, 1 October 2024

**80 Beaconsfield Street, Silverwater, NSW, 2128**

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



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## Unparalleled Development Opportunity in Prime Silverwater Location

Discover a rare gem in the heart of Silverwater, a house boasting a land area of 686 sqm, perfectly suited for a duplex development. This exceptional site offers:

- Spacious residence featuring four bedrooms and 3 bathrooms on a generous north-facing block, with ample off-street parking, a garage, and a carport.
- Clear block of land with a level gradient, free standing residence.
- Development potential for a duplex, 15.15 frontage.
- Prime location adjacent to Silverwater Square retail hub.
- Easy access to Sydney Olympic Park, Newington Marketplace, and major roads/M4.
- High demand for boutique developments with excellent resale and rental prospects.
- Proximity to local schools, parks, transportation, and retail hubs.
- Affordable development opportunity in a sought-after area.
- Existing classic home generating holding income, leased to great tenants.
- Unique opportunity to also purchase the neighbouring property at 78 - Beaconsfield Street which will hold a combined land total of 1378.4 sqm for further development opportunity.

Surrounded by a vibrant neighbourhood with a mix of local businesses, including a cafe, grocery store, hairdresser, food store, real estate office, pet shop, and massage centre. Don't miss this incredible chance to capitalise on the area's growth potential.