

**209 Dalton St, Orange, NSW, 2800**



**House For Sale**

Wednesday, 11 December 2024

209 Dalton St, Orange, NSW, 2800

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Chris Mason  
0438629417

## **Development Goldmine**

Situated on a generous 1,479m<sup>2</sup> block, 209 Dalton Street offers a rare opportunity with DA approval already in place for 4 community-title townhouses. The approved plans include 3 x 3-bedroom, 2-bathroom, 2-garage units and 1 x 3-bedroom, 2-bathroom, 1-garage unit, making it an ideal project for developers or investors. The existing 2-bedroom, 1-bathroom home is currently leased until May 2025 at \$380/week, ensuring immediate rental income as you prepare to capitalize on the site's full potential. Perfectly positioned close to the CBD, this property boasts easy access to shops, schools, parks, and public transport, making it highly desirable for future residents. With the hard work of securing approvals already done, this is your chance to unlock the full value of this prime piece of real estate. Don't miss this incredible opportunity - contact us today for more information.