

**3 Bago Street, Pendle Hill, NSW, 2145**



**House For Sale**

Tuesday, 12 November 2024

**3 Bago Street, Pendle Hill, NSW, 2145**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



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## Redevelop Or Rebuild Within Pendle Hill's Most Premier Position

Alex Georgiou & Nick Bardon of Elders Real Estate are proud to present 3 Bago Street Pendle Hill for sale.

Situated within the highly regarded Darcy Road Public School catchment, this character filled 3-bedroom, 1-bathroom house represents an outstanding opportunity for the growing family, renovator or developer, to secure an amazing property within the Pendle Hill locale.

On offer are 3 bedrooms with built in wardrobes, 1 bathroom, centrally located kitchen including, 2.7m ceiling heights throughout, single garage + carport, 695.6sqm sqm of R2 zoned easement free land (Parramatta council), high side of the street, accompanied by a 15.24m street frontage.

Buyers will be impressed with the location and size of the land on offer with an outstanding opportunity, located within close proximity to local schools, transport options and amenities.

Features and inclusions:

- + 695.6sqm of R2 zoned land (Parramatta council)
- + 15.24m street frontage
- + Explore redevelopment opportunity (subject to council approval)
- + Three bedrooms, main with built in wardrobe
- + Original fireplace
- + Centrally located kitchen
- + Large living & dining rooms
- + Expansive west facing backyard
- + Large single garage

Location highlights:

- + 700m to Darcy Road Public School
- + 450m to Pendle hill high School
- + 240m to 709 Bus Stop on Binalong Road
- + 950m to Pendle Hill Train Station
- + 1.2km to Pendle Hill Woolworths
- + 3.0km to Westmead Health Precinct
- + 4.8km to Parramatta CBD

Council Rates: \$405.40 per quarter approx

Water Rates: \$172.79 per quarter approx

Total size: 695.6sqm

Contact:

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Disclaimer: All information is gathered from sources we believe reliable however we cannot guarantee it's accuracy. Interested parties should rely on their own enquiries