



52 Waitara Parade Hurstville Grove NSW

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### Possible Duplex Site in Premier Location

Perfectly positioned on the high side of a premier street is this generous 803m<sup>2</sup> (Approx.) parcel of land with a 15.24m frontage. This property presents a fantastic opportunity for the astute buyer to capitalise on this large block within a highly sought suburb. Potential to add value to the existing residence with a modern renovation, knock down and rebuild your dream home or take full advantage of this premier block and build a duplex (Subject to Council Approval).

Original brick home featuring 3 bedrooms, formal lounge, main bathroom plus laundry with additional toilet, kitchen with adjoining family room. Outdoors we have a covered entertaining area with outdoor style kitchen and grassy yard. Separate to the home is a tandem lock up garage and a carport for up to 3 cars + an additional shower and toilet.

Ideally positioned in a quiet, family friendly location close to multiple schools, transport, South Hurstville and Oatley

**Type** : House  
**Land Size** : 803 sqm  
**View** : <https://www.brookes.net.au/sale/nsw/st-george/hurstville-grove/residential/house/7051361>

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