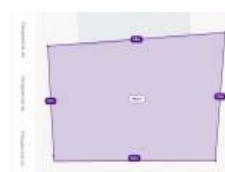
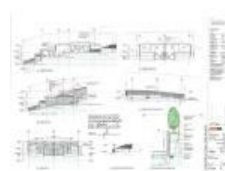
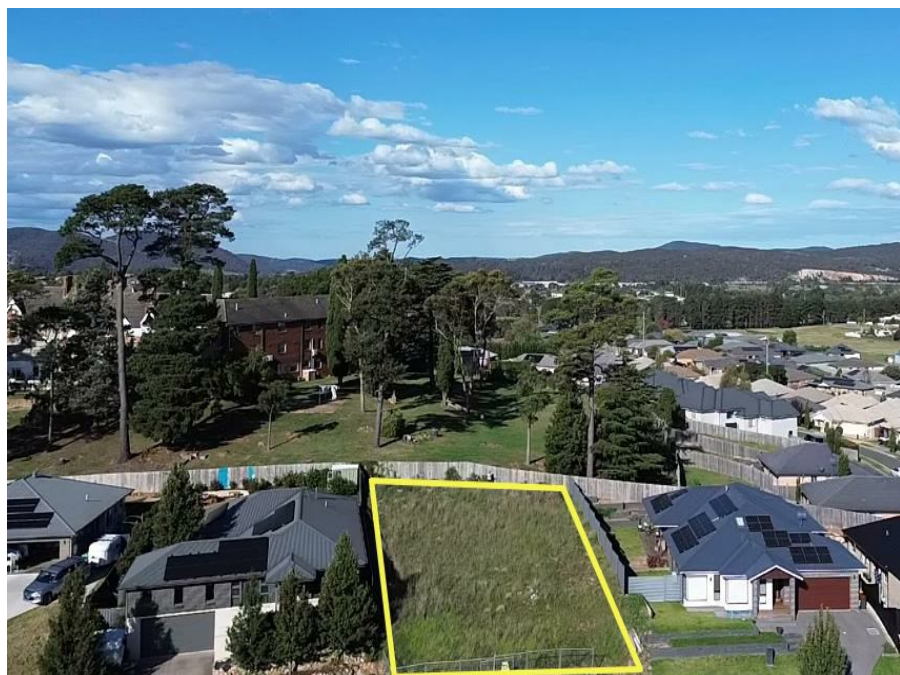


20 Fitzpatrick St, Goulburn, NSW 2580

\$435,000

Residential Land



Your blueprint for success starts here

Imagine skipping the most tedious part of any building project — the planning, the approvals, the endless paperwork — and jumping straight to the exciting bit. This vacant 696m² block comes with fully approved plans for a three-bedroom duplex, meaning the hard yards have already been done for you. All that's left is to bring your vision to life.

Open for Inspection

By Appointment.

Whether you're a seasoned investor eyeing strong rental returns or a first-time builder ready to create something from the ground up, this opportunity is wonderfully rare. Approved duplex plans in a growing regional centre like Goulburn don't come along every day, and the smart money knows it.

The location ticks every practical box you could hope for. The recently opened Mistful Park supermarket and medical centre sit just moments away, making daily errands refreshingly convenient. Families will appreciate the proximity to Mulwaree High School, while the nearby Riverside Park Fenced Dog Park ensures your four-legged companions will be thoroughly entertained. The renowned Police Academy is also close by, anchoring the neighbourhood with a steady community presence.

Goulburn continues to thrive as one of the Southern Tablelands' most sought-after regional hubs, offering genuine country charm with excellent connectivity to Canberra and Sydney. Growth in infrastructure and population makes this the kind of investment that rewards those who act decisively.

The groundwork is done. The plans are approved. The opportunity is yours — but only if you move quickly. Contact us today to secure this outstanding block.

Listed By

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