

**42 Floraville Rd, Belmont North, NSW 2280**

**Sold - \$627,500**

House 3  1  2 



## POTENTIAL PLUS

This fantastic single level property is the perfect opportunity for first home buyers, renovators or someone looking to make use of the excellent location, to knock down/rebuild or develop.

Conveniently located close to local schools, shops, transport and playing fields, this property delivers all the necessities for the right buyer!

Set on a spacious 626 square metre, gently sloping block this property offers endless opportunities limited only by your imagination.

### Features

- Three nicely sized bedrooms, one with built-in wardrobes
- High ceiling living
- Single garage with additional off-street parking for another two vehicles
- Established gardens
- Fully fenced rear yard
- Convenient central location
- Potential for second level views

Council Rates: \$462 Quarterly

Water Rates: \$505 Annually

The information contained herein has been provided by people we believe to be reliable, however all interested parties must rely on their own enquiries.

### Listed By

The Office

Phone: (02) 4915 3888

