

## D.A Subdivision Approved - Invest for the future, just over 2 Acres

We are proud to offer this fantastic opportunity to buy a quality family brick home centrally positioned on prime clear level land with a one hundred metre frontage plus one paddock, development potential with two one acre residential zoned blocks (zoned R5 Large Residential). Build whilst living in the current home or a person who wants rental income and potential subdivision. This home has post rail entry with a concrete drive way, tiled flow through out down stairs with a spacious kitchen and large open plan living area.

- Impressive 5 bedroom plus a study, built-ins with ensuite & walk in robe & corner spa off the master bedroom
- Functional modern kitchen plus dish washer & large open plan living
- Extensive living options throughout with lush green hills in the back ground
- Reverse cycle ducted air- conditioning, bio-cycle septic system & side access

Douglas Park has fast become one of the premium locations in the Wollondilly Shire. Loved for the relaxed, semi-rural lifestyle on offer and the friendly community based atmosphere, this is one of the major drawcards for the area with its superb access to both Sydney and Wollongong. You have the best of both worlds in Douglas Park, improve your lifestyle today!



**Gerard Smith**