



### 16 Charlotte Street Dundas Valley NSW

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Nestled peacefully into its surrounds, backing Allan Cunningham Reserve, this property boasts a unique opportunity for an owner occupier to renovate/extend, knock down and re-build your dream home, or for the savvy investor looking at potentially maximising a future return (STCA).

It is set on a generous North facing parcel of land with a wide street frontage, and is within close proximity to all lifestyle amenities including Carlingford train station, Carlingford Court, bus transport, schools, parks and main arterial roads. Make this property a priority to inspect!

- Three bedrooms (two with built-in robes)
- Updated kitchen
- Separate lounge room at the front of the home
- Large sunroom overlooking the rear yard and reserve

**Price** : \$ 1,100,000

**View** : <https://www.awardgroup.com.au/sale/nsw/northern-suburbs/dundas-valley/residential/house/5230387>



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SITE PLAN

