



DEVELOPMENT POTENTIAL - 613SQM LEVEL LAND (R3 ZONING) WITH 8 HORSE STABLES

Land/Development • Other

166 Doncaster Avenue, Kensington, NSW 2033

Floor Area: 1 m²

Land Area: 613.00 m² (approx)

Sold

\$7,300,000

Sold: Tue 22-Jun-21

Property Description

- **Reconfigure, retain or redevelop (STCA)**
- **R3 Zoning - Medium Density Residential**
- **551.7sqm buildable area**

An exceptionally rare and unique offering, this freestanding federation home is set on a large 613sqm block and boasts horse stables (8 boxes) with direct access to Royal Randwick Racecourse. Extraordinarily versatile, there is incredible scope to renew and refurbish the existing home or given the R3 zoning redevelop completely (STCA). Ideal to redevelop immediately or possible land-bank and lease out meantime. Enjoy close proximity to the University of NSW, Centennial Parklands, Randwick Shopping Village & Light Rail to CBD.

- Scope to reconfigure, retain or redevelop (STCA)
- Level 613sqm block with 15 metre street frontage
- Comfortable interiors with scope to improve (STCA)
- Unlimited potential and exceptional versatility
- R3 Zoning - Medium Density Residential, 0.9:1 FSR
- 551.7sqm buildable area, 12m height restriction
- Easy level walk to Light Rail stop & city transport

Information memorandum available upon request please contact agent

Inspection dates and times...

Additional Details

Building
Whole

Tenure Type
Vacant Possession

Municipality
Randwick

Car Spaces
3

Zoning
R3 Zoning -
Medium Density
Residential

**Parking
Comments**
Separate studio/
office plus 8 (box)
stables



William Tsagaris

0403650686

Bob Guth

0403585585

BradfieldCleary - Double Bay

302 New South Head Road, Double Bay NSW 2028