

92 Womboin Road LAMBTON NSW

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A fantastic opportunity to purchase a fantastic near level block of 690sqm with a 17m frontage - often sought, rarely found and guaranteed to create interest. There is a dwelling on the site but please be aware that this is uninhabitable and is not financially viable to renovate in order to gain a short term rental income.

The position is desirable - located within walking distance to all amenities including schools, local parkland and Elder Street shopping. Westfield Kotara is a short drive too.

Potential purchasers who need to take note include those looking to knockdown and rebuild as well as developers who may need to speak with NCC for relevant guidelines.

Offerings such as these do not come around often so be quick to make your interest known! Relevant paperwork available and genuine offers are invited....

[For full version visit the website](#)

Type : House

Land Size : 689 sqm

View : <https://www.dowlingproperty.com.au/sale/newcastle-region/lambton/residential/house/7421557>