



## 113 Oak Road Kirrawee NSW

3 1 1

This is a rare and valuable opportunity to secure this original residence laden with potential. Although in need of some TLC, this 3 bedroom home boasts a convenient location within an easy stroll to Club Kirrawee, shops, cafes and transport.

Positioned on a generous level block of approximately 917sqm, this would be an exciting prospect for home buyers, builders and developers. Live in now, rebuild, update, extend, reinvent? the opportunities are endless!

- Large level block of approximately 917sqm (15.24m x 60.35m)
- Original cream clad family home offering great future potential
- 3 bedrooms, original kitchen & bathroom, timber floors,

**Price** : \$ 1,400,000  
**Land Size** : 917 sqm  
**View** : <https://www.gibsonpartners.com/sale/nsw/sutherland/kirrawee/residential/house/5854108>



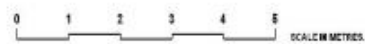
**Ivan Lampret**  
02 9523 1333



**Karla Madgwick**  
02 9523 1333



GROUND FLOOR



Gibson Partners Real Estate Pty Ltd

Scale in metres. Indicated only. Lines, sizes and shapes are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we do not warrant, guarantee, or assume any liability for the accuracy and information provided, and it is recommended that you verify all information with the relevant authorities.

SITE PLAN (NOT TO SCALE)



113 Oak Road, Kirrawee

**GIBSON**