

34 Lawson Street Fairy Meadow, NSW

 2
  1
  1

## THE POSITION, THE PARK & POINTING NORTH

This gem, set in one of the best residential areas of the north. Large north facing block, approx. 626m<sup>2</sup> (approx. 15.2m x 41.2m). The land is virtually level & only 2 doors from a stunning public park. Under 10mins to Wollongong University, Wollongong centre & approx. 90mins to Sydney CBD.

**Price:** \$775,000  
**Council Rates:** \$541.60 p/q  
**Water Rates:** \$221.01 p/q

The home currently has 2 large bedrooms with built in robes, separate lounge & massive rear living room.

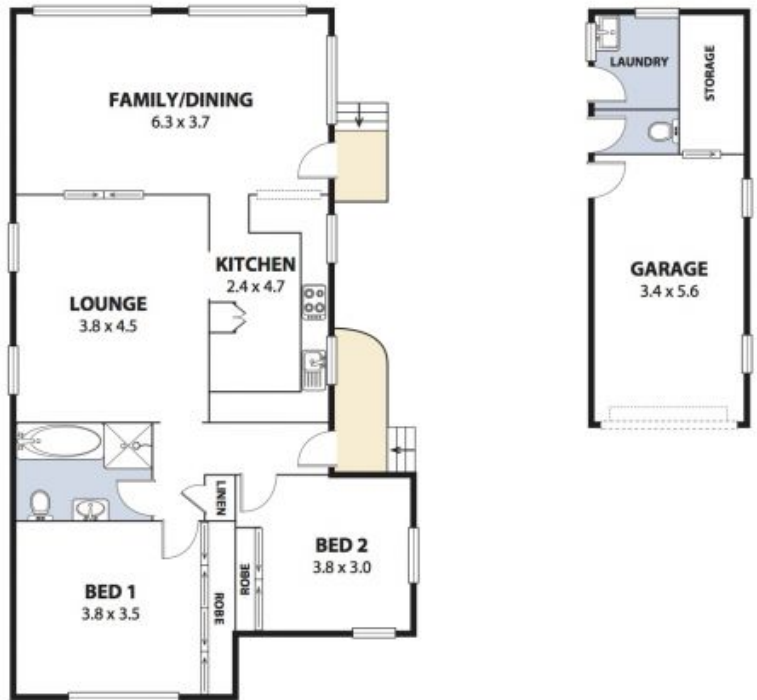
Extra potential with separate building, consisting of garage, laundry & separate toilet.

Potential future development subject to Council approval.

**Matt Dignam**

**Matt Dignam**

02 4267 5377



*Plans shown are for presentation purposes and are not part of any legal document or title and are subject to errors, omissions, inaccuracies and should not be used as sole and accurate reference. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. No liability will be accepted.*