

# FOR SALE



**\$530,000**

**INSPECTION** Sunday, 25 February at 11:30am

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## 7 Norman Street, Bellevue

**RARE OPPORTUNITY FOR OCCUPIERS, DEVELOPERS OR TWO TITLES TO BE SOLD AS ONE**

Total Site Area approximately 1,360 sqm

Situated on this large 1360sqm parcel of land is a lovely 1958 cottage home that has been owned by the original family for decades and now on offer for sale for a new owners to enjoy, redevelop or lease out.

This property is ripe for future redevelopment, as it is ideally located on the corner of Blackburn Street and Norman Street. With a Zoning R20/R40 it has the potential for 2, 3 or 4 lot subdivision. Lot 491 sits on approximately 766sqm of land and Lot 490 sits on approximately 594 sqm of land

These types of sites are a rare find, so now is the right time to take advantage of this great opportunity and develop or retain for future investment.



**Helen Colja**



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