



**Corner Site with Development Potential (STCA)**



150s  
qm

## 400 Liverpool Road, Croydon

**SOLD!**

Located at the corner of Liverpool Road and Lion Street, within easy walking distance of CBD-bound bus stops and an array of local shops and restaurants, this original double brick house on a 493 sqm corner block needs your love and attention but offers great development potential for experienced builders, developers, and savvy investors. (STCA)

Land dimensions: (approx)

11.46m/15.24m X 37.03m/36.8m

Land Size: 493 sqm (approx)

FSR: 1.5:1

Maximum Building Height: 13m

Zoning: MU1 (Mixed Use)

Location Features: (all approx)

150m to CBD bound buses

<b>Property ID:</b>	L26683723
<b>Property Type:</b>	Land/Development
<b>Building / Floor Area:</b>	150
<b>Land Area:</b>	493.0 sqm

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230m to Ashfield RSL Club

750m to Ashfield Aquatic Centre

800m to Ashfield Shopping Mall

900m to Croydon Station

1km to Ashfield Station

Motivated Vendor, be in it to win it

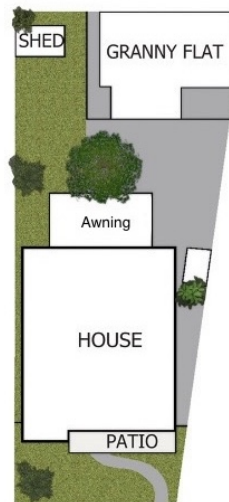
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SITE PLAN



**DISCLAIMER:**

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FLOOR PLAN



**Total Area 150 Sqm**