



### 35 Walsh Avenue Castle Hill NSW

- A developers dream, land size 2874sqm (approx.)
- 43 meter frontage (43m x 65m x 47m x 59m)
- Located at the end of a cul-de-sac in a quiet residential leafy street with bush aspect
- Land zoning: R2 Low Density Residential, which could potentially allow up to 4 x 700sqm dwellings on the site (as quoted in The Hills Local Environmental Plan 2012), subject to council approval and your own investigations.
- The premises have been operating as an owner occupied kindergarten, with a 59 child capacity for approximately 30 years.

2 🏠 3 🚗

**Land Size** : 2874 sqm

**View** : <https://www.cjhills.com.au/sale/nsw/hills/castle-hill/residential/house/6181565>



**Colin Hills**  
02 9918 3864