



## 47 Hampstead Road, AUBURN, NSW 2144

### GREAT FAMILY HOME | TWO LOTS ON ONE TITLE

Spanning over two lots is this well-presented home that offers loads of potential for the astute buyer looking for a property in a highly prized location within a short walking distance to Auburn's shopping precinct, schools, parks and train station. Further potential to build two homes (Subject to council approval).

#### Features include:

- 2 lots on title, could cater for two new homes/duplex re-development
- Three spacious bedrooms
- Combined lounge and dining area
- Updated kitchen with gas cooktop
- Renovated bathroom and laundry
- Tiled floors throughout
- Covered outdoor entertaining area

**TYPE:** Auction

**INTERNET ID:** 103P0620

#### **AUCTION DETAILS**

3:30pm, Saturday June 13th, 2026

#### **CONTACT DETAILS**

**Tony Khoury**  
0416 250 350

- Side driveway to carport and storage shed
- Freestanding self-contained teenagers retreat
- Clear block of land, with no main sewer or drainage easements
- Potential to build two homes STCA.
- Rare double lot with a wide 15.24 metre frontage
- Land size 15.24 metre frontage with 505.8sqm total area
- Excellent opportunity for homebuyers, investors or builders
- Concept plans for duplex available on request
  - Land Area 505.80 square metres
  - Bedrooms: 4
  - Bathrooms: 3
  - Double carport







**DISCLAIMER**  
 PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY, ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES.