



**STRATHFIELD PARTNERS**  
REAL ESTATE AGENTS



### 12 Swan Avenue Strathfield NSW

4 1 1

- 2 Minutes walk to Strathfield Station and Strathfield CBD.
- Total Site Area: 567m<sup>2</sup>
- Zoned R3 Medium Density

Not often does a property in this location come for sale with the potential to build a duplex in Strathfield. (STCA)

This attractively priced home in Strathfield with an uplift for redevelopment (STCA) awaits the most astute buyer.

**Price** : \$ 3,200,000  
**Land Size** : 567 sqm  
**View** : <https://www.strathfieldpartners.com.au/sale/nsw/inner-west/strathfield/residential/house/6817214>



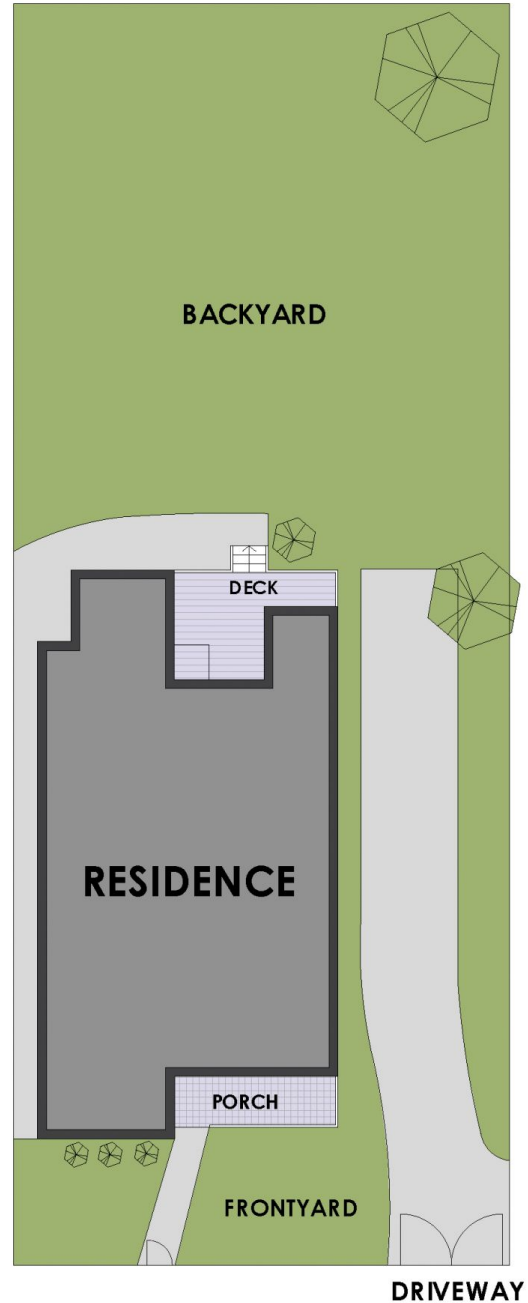
**Vanessa Kim**  
9704 0009



**Robert Pignataro**  
9763 2277



FLOOR PLAN



SITE PLAN



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# 12 Swan Avenue, Strathfield

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