



16 Irvine Street Gwynneville, NSW

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### Loved family home with immense potential

Occupying a level 605sqm block with a generous 16.4 metre frontage, this lovingly maintained single storey family home presents a rare opportunity to renovate, extend or rebuild (STCA). It boasts a prime position, strolling distance to the University of Wollongong, the Botanic Garden and North Wollongong Station, and provides easy access to the freeway, beautiful beaches and a selection of quality schools.

Price: \$850,000



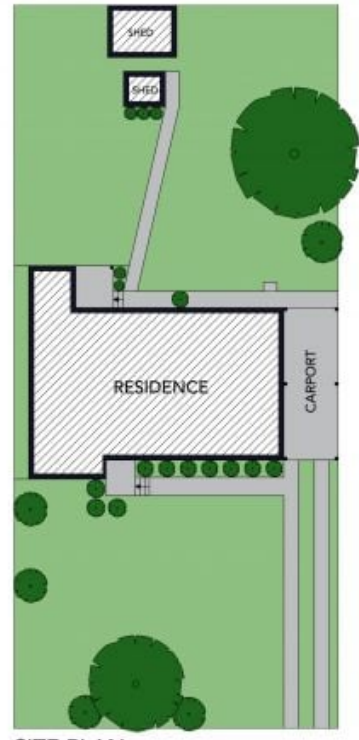
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**Yenson Mui**

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SITE PLAN

The site plan and floor plan are not to scale, measurements are indicative and in metres. Bushes and trees are placed for illustrative purposes. Plans should not be relied on. Prospective parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.



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