



13 Patrick Avenue Castle Hill, NSW



### Ultra-Convenient Locale

Move in, update or knockdown & rebuild, the choice is yours. Rare opportunity for those wanting to enter the Castle Hill market & gain in the future. Fabulous 950sqm block with wide frontage allowing a variety of scope to build your dream home in this ultra-convenient location being walking distance to schools, metro and all Castle Hill has to offer.

**Price:** \$1,700,000

**Council Rates:** \$377.00 p/q

**Water Rates:** \$149.35 p/q



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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 illustration purposes. Plans should not be relied on. Interested 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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Castle Hill

STONE



The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.