



37 Holdsworth St, Merrylands



DA APPROVED CHILDCARE | 46-PLACES

Introducing 37 Holdsworth Street, a 46-place approved Childcare located in the high demand district of Merrylands.

An opportunity now exists for Owner Occupiers, Developers and Investors alike!

Key highlights include;

- + Perfectly positioned within 100m of Merrylands Public School and 200m of Fowler Road School
- + Strong prospects for rental with Merrylands population estimated to reach 45,000 by 2026
- + Planning risk eliminated with Council approval in place
- + Construction Certificate ready
- + Architecturally designed centre

Further details provided upon request.

"Belroy Property, it's directors, employees and related entities believe that the information contained herein is gathered from sources we deem to be reliable. However, no representation or warranties of any nature whatsoever are given, intended or implied. Any interested parties should rely on their own inquiries."

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is

910 m2

Price	SOLD for \$1,350,000
Property Type	Commercial
Property ID	676
Land Area	910 m2
Building Area	Other - 120 m ²

AGENT DETAILS

Peter Karam - 0414 905 639

OFFICE DETAILS

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