



#### 41 Boorea Street Blaxland NSW

2 1 1

**LOCATION** - Proudly positioned on the high side of the street with tranquil mountains views, in a popular and peaceful location, close to everything with a short 600m (approx.) stroll to Blaxland station and pedestrian overpass to shops, cafes, restaurants & medical centre, and with schools, park, bush walks and more right on your doorstep.

**STYLE** - High set, north facing 1960's weatherboard cottage with tile roof and brick garage underneath, partially renovated and lovingly maintained for the past 22 years, resting on an 860sqm (approx.) R2-zoned block with an expansive 36.19m (approx.) street frontage with DA approved plans with construction certificate for a stunning 4 bedroom family residence.

**LAYOUT** - Uncomplicated floor plan comprising of a spacious sun-drenched living, dining room off kitchen, 2

**Type** : House  
**Price** : \$ 832,500  
**Land Size** : 860 sqm  
**View** : <https://www.chapmanrealestate.com.au/sale/nsw/blue-mountains-surrounds/blaxland/residential/house/7287287>

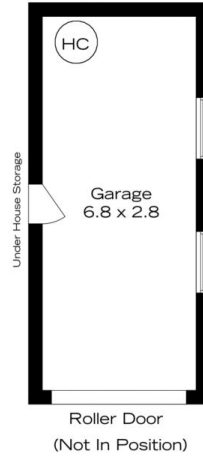


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[For full version visit the website](https://www.chapmanrealestate.com.au)

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# 41 BOOREA STREET, BLAXLAND



**INTERNAL**  
73 m<sup>2</sup>

**EXTERNAL**  
14 m<sup>2</sup>

**TOTAL**  
87 m<sup>2</sup>



The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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