



## 417 Wagga Road Lavington NSW

Dixon Commercial Real Estate are pleased to offer for sale the development site at 417 Wagga Road, Lavington via public auction on Friday March 31 at 2:30pm on-site.

The offering presents a serviced site of approximately 2,023 square metres ready for immediate development (STCA) and superbly located in the heart of Lavington's retail strip.

Complemented by a B4 Mixed Use Zoning, the site has huge development potential (STCA) allowing for the integration of suitable business, office, residential, retail and other development opportunities.

Key features include:

- Dual frontage to both Griffith and Wagga Roads of approximately 20 metres
- Fully serviced and ready for development (STCA)
- Zoned B4 - Mixed Use
- Close proximity to Lavington Square, Lavington Five-Ways and Hume Freeway on/off ramp.

Terms: 10% deposit, balance 60 days.

**Land Size** : 2023 sqm

**View** : <https://www.dixoncre.au/sale/nsw/murray-region/lavington/commercial/development/7446507>



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