



45 Cowpasture Road LEPPINGTON, NSW



## Zoned R3 - High Rise Development Site - 6.66 Acres

\$9,900,000

Type : Acreage/Semi-Rural

Developers take note! This high rise development site is situated in a prominent location. Located along Cowpasture Road, the site is zoned R3 - Medium Density Residential zone and has a height limit of 21 meters. There are additional small portions zoned RE1, SP2, and B5.

The area immediately surrounding Leppington Train Station has been planned to become a major commercial centre, it will be opposite a 70ha business park, residential properties to Leppington Station.

- Zoning: R3 Medium Density Residential for most of the site, with small portions being RE1, SP2, and B5
- 21 metre height limit
- Significant land holding of 26,950 m<sup>2</sup> \* ( 6.66 Acres\*) in the fast-growing major Leppington town centre

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