ADRIAN WILLIAM

39 Weston Street, Dulwich Hill

A brand-new architectural masterwork designed by Blu Print Designs with interiors by Mia Lake, this family haven is a showcase of refined luxury.

SLEEP 4 BATHE 2 PARK 1





THE NEIGHBOURHOOD

TRANSPORT
Waratah Mills Light Rail
240m
Old Canterbury Road Buses
300m
Lewisham Train Station
1km

SCHOOLS
Summer Hill Public School
700m
Yeo Park Infants School
1.3km
Dulwich Hill High School of Visual Arts & Design
1.1km
Canterbury Boys High School
2.1km
Canterbury Girls High School
2.3km

COFFEE
The Granary Cafe
500m
Moulin Cafe
600m
Sideways Deli Cafe
650m

PARKS & RECREATION
Hoskins Park
400m
Johnson Park
600m
Arlington Oval
750m

THE PROPERTY

BUILT
2026

RENTAL POTENTIAL
$1,800 - $2,000 p/w

CURRENT OCCUPANCY
Vacant Possession

SIZE
Internal
212sqm
Land Size
264.8sqm

RATES
Council
$652 p/q
Water
$247 p/q

LOCAL COUNCIL
Inner West

INTERIOR DESIGNER
Mia Lake Interiors

SMART LIVING
Fully integrated connectivity via iPad's on each level for lighting, CCTV, intercom, Wi-Fi-controlled a/c, solar panels & EV charging

ALARM / SECURITY SYSTEM
Smart entry, alarm & secure mobile app access

NBN
Hybrid Fibre Coaxial (HFC)

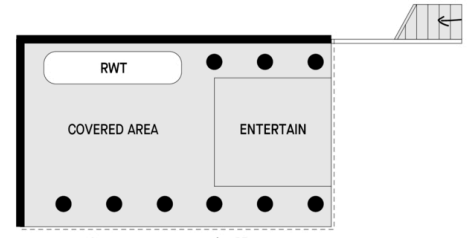
FLOORING
Floorboards, carpet & tiles

COOKING
Induction - Gas access point to switch from induction to gas cooktop

FLOORPLAN



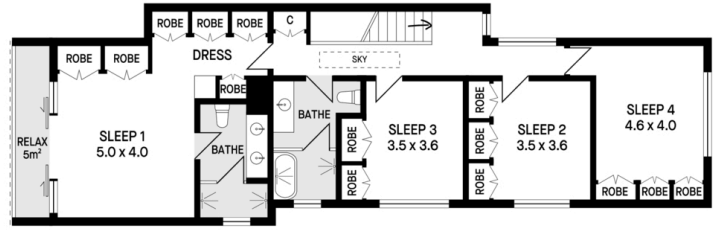
Ground floor



Lower ground floor

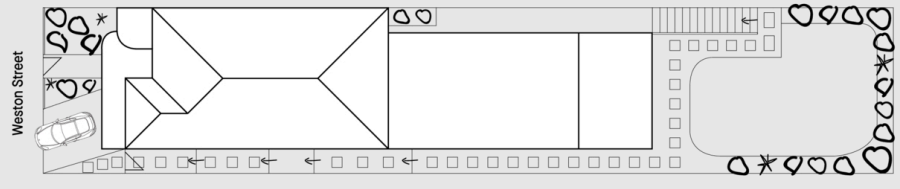
INTERNAL 212m²
LAND SIZE 264.8m²





First floor

SITEPLAN



NOT TO SCALE

Disclaimer: Information contained in this document are from sources we believe to be accurate however all interested persons should rely on their own enquiries. All dimensions are approximate.

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