

**1 Ackeron Street, Mayfield, NSW 2304**

**Salt**

**House For Sale**

Wednesday, 15 May 2024

1 Ackeron Street, Mayfield, NSW 2304

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 488 m2**

**Type: House**



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## **Auction Guide \$1,050,000**

This heart-warming 1930s double brick home captures the essence of classic charm while offering all the modern comforts you could wish for. Step inside and be greeted by 10ft ornate plaster ceilings and polished timber floors. Picture cosy evenings by the gas fireplace that adds both warmth and character. The recently updated bathroom is a showstopper with its luxurious wet area bath and shower, complemented by cosmetic updates like new plantation shutters and air conditioning. But that's just the beginning! The approved DA has added a new Colorbond 6.2m x 4.3m garage and a versatile studio retreat/4th bedroom with a second bathroom. This bonus space is perfect for a home office, a peaceful retreat for a young adult, or even guest accommodation (STCA). This home features a central lounge room, three spacious bedrooms (main with an adjoining sunroom), ceiling fans throughout, a gas-equipped kitchen, and a cosy sitting room. A fabulous attic conversion with skylights provides extra space for storage, a morning yoga session, or a quiet play area for the kids. Entertain on the rear deck, overlooking a beautifully level backyard, or envision the possibilities of extending the home with a contemporary new kitchen, as per the approved plans. Visit the Silsoe Street Community Garden to grow your own veggies and enjoy a book from the community library. Take the kids for a play at one of the many surrounding parks and a swim at Mayfield Swimming Centre. Mayfield East Shopping Village is nearby for all your daily essentials or enjoy a coffee at some of Newcastle's finest cafes. Plus, you're within 6km from the city and beaches making this the perfect location to embrace the coastal lifestyle. - 488sqm cul-de-sac block, prized northeast rear aspect - New picket fence, gated driveway parking for two, plus oversized single garage, auto door - Lounge room with a/c and gas fire, separate dining room plus sitting area - Kitchen with gas stove and dishwasher - External laundry with extra w/c - Studio retreat/ 4th bedroom with own bathroom, ideal for work, teens or guests (STCA) - Pull down ladder into floored, lined and powered attic with skylights and storage - Fenced yard with shed, outdoor shower, 7 solar electricity panels - Mayfield East Public School - 1.6km, St. Columban's Primary & San Clemente - 1.3km, Callaghan College - 2km, SPCC - 3km

Disclaimer: We have obtained this property information from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective buyers are advised to carry out their own investigations.