

1 Roslyn Avenue, Charlestown, NSW 2290

wilton lemke stewart

House For Sale

Wednesday, 22 November 2023

1 Roslyn Avenue, Charlestown, NSW 2290

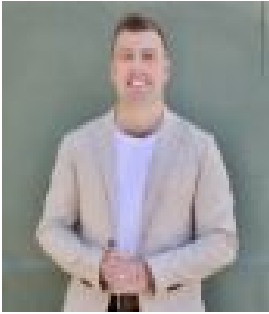
Bedrooms: 3

Bathrooms: 1

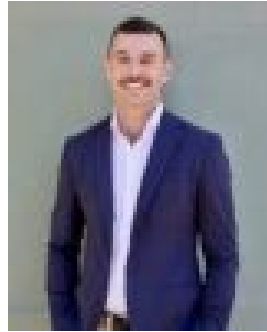
Parkings: 2

Area: 815 m2

Type: House



Nick Stewart
0240867172



James English
0240867172

Guide: \$880,000 - \$960,000

Step into a vibrant three-bedroom home, where pops of colour blend with warm timber features, creating an inviting atmosphere. Situated on an 815.7sqm corner block, this residence enjoys a sought-after north-easterly rear aspect, ensuring the backyard is bathed in perfect sunshine. The covered deck, offering over 45sqm of alfresco space, sets the stage for year-round gatherings with family and friends. Inside, an air-conditioned lounge with a fireplace provides a cosy retreat, while the family and dining room at the rear, featuring timber floors and a leafy backdrop, becomes a beautiful focal point for family gatherings. Modern updates in the kitchen and bathroom mean you can move in hassle-free. Below, find ample storage for workshops or hobbies. Conveniently located near Westfield Kotara and Charlestown Square, this home is a gateway to weekend adventures at Dudley Beach, Glenrock, and the Fernleigh Track. Newcastle city centre and harbour are a 15-minute drive away. Welcome to a move-in-ready haven that seamlessly combines comfort, style, and a prime location.- Single level brick and tile home elevated at the rear sits above versatile storage areas- 815.7sqm block with prized NE rear aspect and dual frontage to Goola Avenue- Two separate living areas, plus a huge deck for the family to stretch out in- Island kitchen with stone benches, electric hob and oven plus dishwasher- All three bedrooms are fitted with built-in robes, a/c and fan to master- Contemporary bathroom with bathtub, shower and separate w/c- Fenced yard with heaps of room for kids and pets to play- Zoned Kahibah Public and Whitebridge High Schools- 1km to Kahibah neighbourhood shops, 6km to Merewether Beach- Council Rates: Approx. \$2,100 p/a.- Water Rates: Approx. \$750 p/a + usage.- Potential Rental Return: \$630 - \$660 p/w.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.