

# 11A Catherine Street, Rozelle, NSW 2039

## House For Sale

Tuesday, 19 March 2024

11A Catherine Street, Rozelle, NSW 2039

**Bedrooms: 3**

**Bathrooms: 1**

**Area: 253 m2**

**Type: House**



Cindy Kennedy  
0295557755



Scott Bunnell  
0295557755

## **Price Guide on Request**

This treasured family home, on the market for the first time in 85 years, boasts a delightful garden and lies within excellent proximity of amenities. The weatherboard classic occupies an elevated 253sqm block in a prime tightly-held pocket of Rozelle. - Freestanding family home captures abundant north east sun- Generous living room, neat original dine-in gas kitchen- Bright, versatile sunroom, perfect for a study or a playroom- Beautifully presented and very peaceful mature back garden- Three generously proportioned bedrooms with soaring ceilings- Tidy fully tiled bathroom plus good sized laundry with w/c- Elevated position with potential for sweeping district views- Excellent scope for thoughtful updates in CDC location- Rozelle Public School catchment, 650 metre walk to school- City bound buses, shops, cafés and Totti's within 400 metres