

**132 Teralba Road, Adamstown, NSW 2289**

**Salt**

**House For Sale**

Wednesday, 12 June 2024

132 Teralba Road, Adamstown, NSW 2289

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 417 m2**

**Type: House**



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## Auction Guide \$700,000

Auction Location: On Site Position and potential unite in this classic two-bedroom cottage located in the heart of Adamstown. This charming home retains some of its original period features while benefiting from modern updates, including split system air conditioning, ceiling fans, and new mirrored robes, and carpet in the bedrooms. Additionally, a new shed has been added at the rear. This home is perfect for the visionary buyer ready to complete its transformation. Start by modernising the bathroom and applying a fresh coat of paint. The 417 sqm block, with R3 Medium Density zoning, also comes with DA approved plans to extend and add a third bedroom. With only the local dog park as your rear neighbour, this property offers a fantastic opportunity for first-time buyers or renovators. This part of Adamstown, nestled between Glebe Road, sports fields, and Broadmeadow station, is undergoing a transformation. A brand new park and playground have been unveiled, and your moments to popular Adamstown Bowling Club, and the new Local Customs café offers a bright, relaxed space for coffee and dining. You'll also be close to schools and the potential new Broadmeadow Precinct sporting and entertainment area.

- Classic weatherboard cottage on 417sqm block, R3 zoning, NW rear aspect
- Original timber floors, timber lined walls and ceilings, fireplace add charm and character
- Air-conditioned lounge room flows into previously updated gas kitchen
- Two bedrooms updated with fresh carpet, mirrored robes, and ceiling fans
- Combined bathroom/laundry with bathtub and shower
- Carport, plus large shed in fenced yard
- DA already in place to extend the home
- 600m – Adamstown Public school, 1.6km – Merewether High, 3km – Kotara High
- Central to Westfield Kotara, The Junction, Merewether Beach, Broadmeadow Station

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.