

**15 Dean Street, Tamworth, NSW 2340**



**House For Sale**

Wednesday, 15 May 2024

15 Dean Street, Tamworth, NSW 2340

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 702 m2**

**Type: House**



Belinda McCarthy

0447391206

**\$550,000**

LAWD is pleased to present 15 Dean Street, perfectly positioned in North Tamworth this home has plenty of potential. Offering excellent street exposure just footsteps from Tamara Private Hospital, this versatile three-bedroom home presents a great opportunity for someone looking at an investment opportunity or renovation project. The home's unique floor plan comprises separate living spaces, two large bedrooms, a smaller third bedroom or office, and additional sunrooms offering multiple layout options for someone looking to benefit from the home's close proximity to both hospitals and the potential to convert into a surgery. Moving throughout the home, original timber windows and high ceilings with decorative cornices capture a genuine sense of character and charm, whilst outside the 60\* year-old roses and generous citrus trees offer vibrant seasonal colour and fruit. Whether you are purchasing as a private residence or an investment prospect, this home offers a fantastic opportunity to own a piece of history in an outstanding location. - Great opportunity for renovators or surgery use - Located on Dean Street opposite Tamara Private Hospital - Rear access that could be converted to additional Parking - Separate living and dining spaces plus additional sunroom - Garage/Shed with workshop pit - Reverse-cycle split system, woodfire, and ceiling fans throughout - Citrus trees and 60\*-year-old rose bushes - Land size 702\* square metres For further information please contact exclusive selling agent Belinda McCarthy on 0447 391 206\*approximately