

18 Malta Street, Shortland, NSW 2307

House For Sale

Friday, 3 May 2024

18 Malta Street, Shortland, NSW 2307

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 518 m2

Type: House



Ryan Houston
0249260600



Nathan Walsh
0448945594

Guide \$620,000 - \$682,000 Friendly Auction

Auction Location: Novotel Newcastle Beach | 5 King Street, Newcastle NSW 2300 Located in Shortland, this very neatly presented home is perfect for first home buyers eager to enter the market or investors seeking a solid opportunity. Providing a well-thought-out floor plan, the home showcases charm and coziness, with polished timber floorboards enhancing the interiors. Upon entry, you are welcomed into a bright and airy lounge area, seamlessly flowing into the functional kitchen and adjacent dining space. The living areas are conveniently separated from the accommodation areas, ensuring practicality and privacy. With three generously sized bedrooms, an immaculate bathroom, and a large laundry, these rooms complete the remainder of the layout. The home is positioned on a 520sqm block with a large backyard and ample undercover and off-street parking. Conveniently situated close to the Newcastle University, local shops, Shortland Waters Golf Club, Hunter Valley Private Hospital, Stockland Jesmond, and public transport, 18 Malta Street offers easy access to a range of lifestyle amenities, making it a popular choice. The Newcastle CBD is just a 25-minute drive away.

Three bedrooms all with ceiling fans - master and bedroom two with built-in robes - Immaculate bathroom with shower over the bathtub and vanity cupboard - Inviting living and dining area with ceiling fan and fireplace - Modernised kitchen with gas cooking, double sink, pantry and ample cupboard storage - Lovely timber floorboard and plenty of natural light throughout - Linen cupboard - Single garage, double carport and plenty of additional off-street parking - Central and convenient location close to shops, services and schools

Outgoings : Council rates - \$2,012 per annum approx.* Water rates - \$811 per annum approx.* This property is being sold under the Friendly Auction System. An independent pest & building report is available on request at no charge to you. This is the type of report your solicitor would usually recommend purchasing before bidding at an auction or before making an unconditional offer prior to auction and are conducted by a panel of reputable companies. The companies have consented to friendly auction terms and will generally be happy to speak to you about your queries in reports and in most cases transfer the reports into your name if you are the successful buyer at auction or prior to auction. Flexible deposit and settlement conditions are also available by negotiation with the agent if required. Offers can also be made prior to auction and each offer will be assessed on its merits. Bid and buy with confidence in this consumer driven, transparent auction system that was pioneered here in Newcastle but is now in use across Australia. We also have a downloadable guide available on our website.

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