

**19 Blackall Street, Broadmeadow, NSW, 2292**

**Raine&Horne.**

**Sold House**

Sunday, 16 April 2023

19 Blackall Street, Broadmeadow, NSW, 2292

**Bedrooms: 4**

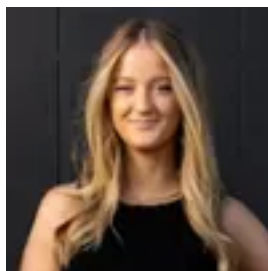
**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Brad Wallace  
0249492300



Chloe Flavel

## When Charm Meets Location

A gorgeous 1902 federation home in the highly prized Cameron's Hill location, on the Hamilton/Broadmeadow border, that the whole family will love. The home has impressive street appeal and a welcoming covered wrap-around veranda ideal to entertain and catch the morning sun.

Welcoming you to the home is a central hallway that leads to 4 large bedrooms, 3 with built-in wardrobes. Freshly painted throughout with polished floorboards, the bright and spacious living room overlooks a picturesque garden and fireplace providing a space for the family to relax, there is also an adjoining fully enclosed study nook perfect for a home office or a kids' play area. The formal dining room boasts its own original fireplace and adjoins a high-quality kitchen showcasing caesarstone bench tops, Miele appliances and ample storage space. The main bathroom boasts a huge double shower, bathtub and its own toilet. There is also an additional W/C and walk-in alcove laundry for your washer and dryer that is sure to suit every family.

On the fringe of Newcastle's CBD, Broadmeadow is prized for its peaceful ambience and beautiful mix of period and contemporary homes. The property is within walking distance to local eateries, small businesses, and the Newcastle racecourse and just a short walk to notable schools such as Hamilton Public and Merewether High, major shopping centres and Newcastle's scenic beaches and cafe lifestyle.

### Key Features Include:

- 4 bedrooms, 3 with built-in wardrobes with modern plush charcoal carpet
- Original feature fireplaces in the main bedroom, lounge room & dining room
- The main bathroom boasts a double shower, bathtub & 2 separate toilets
- Large living room with a separate study room overlooking the garden
- Freshly painted throughout with polished floorboards and plantation shutters
- A tidy kitchen with ample bench space, storage, and natural light
- Located near Newcastle Racecourse, Beaumont Street, Westfield Kotara, and Newcastle's prized beaches

There's no denying this wonderfully presented home is primed for convenience and lifestyle - this is a must inspect.

Please note we require all serious buyers to submit their best and final offers by 5 pm Monday the 26th of September. It must be noted that if the right offer is received prior to this deadline the property will be sold prior.