

**198 Annandale Street, Annandale, NSW 2038**

**HARRIS TRIPP**

**Sold House**

Friday, 3 May 2024

198 Annandale Street, Annandale, NSW 2038

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 259 m2**

**Type: House**



Jay King  
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Natalie Pergola  
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**\$2,225,000**

Set on a quiet leafy street less than 200 metres from bustling Booth Street shops and cafes, this recently refreshed three-bedroom family home boasts lifestyle convenience and historic charm with excellent scope for new owners to make their mark. The main living spaces flow easily over a single level and extend out onto an elevated deck with leafy district views and a staircase down to a lush private garden and a lock-up garage. Annandale North Public School is just 450 metres away, and the proximity of city-bound transport, light rail, parks and playgrounds adds appeal to this character home. - Separate living and formal dining room opening onto a covered deck- Tidy, functional gas kitchen presents an inspiring update opportunity- Three generous double bedrooms, main opening onto a private porch- Tastefully updated bathroom with bathtub and excellent ventilation- Lower level with laundry and storage room ripe for renovation (STCA)- Period ornamental ceilings, timber details and picture rails throughout- Large lock up garage with access from rear lane, good-sized backyard - City bus stop just 200 metres away, Rozelle Bay waterfront parks 1kmLand size: 259 sqm approx. Water rates: \$314 per quarter, approx Council rates: \$548 per quarter, approx