

2 Telarah Street, Telarah, NSW 2320



Sold House

Friday, 19 January 2024

2 Telarah Street, Telarah, NSW 2320

Bedrooms: 4

Bathrooms: 2

Area: 1884 m2

Type: House



Chad Buckley
0438184972



Ben Moore
0429668996

Contact agent

For exclusive access to River Realty VIP properties please join <http://bit.ly/RiverVIPs> today, or SMS 'RiverVIPs' to 0428 166 755. The Agent Loves"Discover the amazing development opportunities available in this prime location. With a DA approval already in place for a 3 lot subdivision, or to construct 2 pre-planned additional dwelling on top of the existing home, this site is primed and ready for transformation. Don't miss this opportunity to capitalise on a prime piece of Real Estate".The LocationNestled on the Telarah Lagoon front, this prime location blends local serenity and modern convenience. Within a stone's throw to Telarah's shopping precinct with the essentials such as a supermarket, butcher, and chemist. Nearby, Maitland CBD and its Levee Precinct present a myriad of dining, shopping, and entertainment options. Maitland CBD - 4 min (2.6km)Stockland Green Hills - 9 min (8.4km)Newcastle CBD - 39 min (37.4km)The SnapshotThis solid brick and tile property exudes opportunity, highlighted by its DA approved subdivision potential, it's a canvas for investors or families alike. The practical layout provides a versatile backdrop to add your personal touch, while the prime lagoon front position creates a serene vantage point to take in the expanse of this generous allotment and opportunity. The HomeWelcome to this neat and tidy two-storey home on a generous 1,884 sqm allotment, positioned right by the picturesque Telarah Lagoon. Unique to this property is a DA approval for subdivision, allowing the possibility of two additional blocks, or two pre-designed dwellings. With the existing home overlooking the lagoon and the potential for the subdivided allotments to enjoy water views, this is an excellent proposition for forward-thinking investors and developers.This solid home offers a practical and functional design and endless opportunities to add your own personal touches to transform it into your ideal lagoon front haven. On the top floor, you'll find three bedrooms, all with built-in wardrobes. The master bedroom offers a walk-in wardrobe and its own ensuite. The picturesque views of the lagoon are available via the upstairs bedrooms and balcony making it an ideal retreat for your morning coffee or quiet evenings taking in the serene backdrop.The ground floor features the primary living spaces, with a spacious open-plan lounge, dining and a neat and tidy kitchen. An additional downstairs bedroom, powder room and laundry add to the functionality of this neat and tidy home. Set on an expansive 1,884 sqm allotment this property provides an array of possibilities: imagine growing a lavish garden oasis, or even a pool or outdoor entertaining area. Additionally, the property holds a unique advantage with its approved subdivision potential, providing a profitable option for those with an investment or development mindset. The choices are abundant, highlighting the flexibility this property offers.Whether you're a family looking to settle in a serene setting, or an investor seeking a property with growth prospects, this lagoon-front home presents an unmatched opportunity. Experience the best of both worlds – the calm of waterfront living and the advantage of modern convenience. SMS 2Tel to 0428 166 755 for a link to the online property brochure.