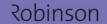
## 23A Griffiths Street, Charlestown, NSW 2290



## **Sold House**

Tuesday, 2 April 2024

23A Griffiths Street, Charlestown, NSW 2290

Bedrooms: 3 Bathrooms: 1 Parkings: 2 Area: 440 m2 Type: House



Darren Bender 0414430172

## \$776,500

Thoughtfully presented with no work to be done, this centrally located brick-and-tile home boasts three bedrooms plus a studio ready for immediate enjoyment. Designed around open-plan living and dining with all the creature comforts including stainless steel kitchen appliances and reverse-cycle air-conditioning, there's ample room for the couple, young family or downsizer to share. The studio and adjoining single carport and storage area offers flexible use as a teenage retreat, man cave, yoga studio or whatever your heart desires. Taking in the serenity of established gardens and manicured hedges, there is a lovely timber deck off the kitchen and dining area drenched in all-day sun, making it the perfect spot to entertain guests or relax and unwind with a cuppa. Situated 450m from Charlestown Square and a leisurely drive to Dudley and Redhead beaches, you're never too far from anything at this sought-after address. Built-in robes to two bedrooms- Modern bathroom with separate bath and shower- Kitchen features island bench and breakfast bar- Ceiling fans fitted throughout- Modern laminate flooring and plush carpet- 1.6km to Charlestown Swim Centre- 15-minute drive to Newcastle CBD and beaches