

249 Anderson Drive, Beresfield, NSW 2322

House For Sale

Saturday, 13 April 2024

249 Anderson Drive, Beresfield, NSW 2322

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 575 m2

Type: House



Rob McCorriston
0240286693

SELLING I \$585,000

You will be amazed at the opportunity and the convenience of being in arguably one of the Hunter's most central suburb's, which is just 24 minutes to Newcastle CBD, 15 minutes to Greenhill's Shopping Centre and just a 12-minute walk to Beresfield business district and train station. Welcome to 249 Anderson Drive, Beresfield. Perfectly positioned and set to ignite the imagination, this vibrant & light filled R2 weatherboard and tile 3-bedroom home is set on a 575sqm block of which you will instantly be impressed with the practicality of the floorplan, the generous living spaces, the open plan layout and a seamless flow of indoor living meets outdoor entertaining. Features Include:- Master bedroom with built-in robe & box AC- Bedroom 2 with ceiling fan- Bedroom 3 with ceiling fan- Formal lounge room with split system AC- Updated kitchen with plenty of storage, electric oven, rangehood and plenty of storage solutions as well as meals area- Bathroom with separate shower & bath as well as vanity- External Laundry - Huge double car garage with rear workshop- Rear entertaining deck- Great sized fully fenced yard with granny flat potential (STCA) Other Features:- 25 Minute Drive to Newcastle CBD & 5 Minutes' Drive to the M1 Motorway.- 12 Minute Walk to Beresfield Train Station (10 minutes to Newcastle University, 15 Minutes to Beaumont Street, Hamilton & 22 Minutes to Newcastle Interchange).- 5 Minute Walk to Beresfield Bowling Club | 14 Minute Walk to Beresfield Woolworths- Zoned for Beresfield Public School & Francis Greenway High school Outgoings Include:- Council Rates - \$460.00 P/Q Approx.- Water Rates - \$250.00 P/C + Usage Approx.- Return \$460.00 p/w - Tenants on lease until 17/11/2024 Contact Rob McCorriston today on 0406 121 166 for further information or email rob@dowlingnewcastelhunter.com.au for an information pack. Disclaimer: All information contained herein is gathered from sources we deem reliable. Nonetheless, we cannot guarantee the information's accuracy and act as a messenger only in passing on information. Interested parties should rely on their own enquiries. Some of our properties are marketed from time to time without price guide at the owner's request. This website may have filtered the property into a price bracket for website functionality purposes. Any personal information given to us during the course of the campaign will be kept on our database for follow up and to market other services and opportunities unless instructed in writing.