

25 Texas Street, Mayfield, NSW 2304

LANE CAMPOS

Sold House

Tuesday, 5 March 2024

25 Texas Street, Mayfield, NSW 2304

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 579 m2

Type: House



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\$910,000

Auction Location: ONLINE ONLY This home sits proudly on a 579.2m² block, making it a rare gem in Mayfield. With its traditional character, it has an abundance of space both inside and out. Set on the ever-popular Texas Street, this original home is ready for its new owner to enhance and re-invigorate the charm on offer. With its level block, the property's classically appointed interiors are well presented, offering scope to personalise to your taste or extend and add value for the future (STCA). Neat as a pin, this home offers one of the few big blocks in Mayfield on one of the most sought-after streets. Better still, it's within a short distance to the train station, as well as the lifestyle amenities of Mayfield.

Highlights:-- Lounge and sunroom at the front of the home overlooking front garden-- Three bedrooms: all with built-in robes-- Air conditioning and ceiling fans-- Large kitchen and dining room-- Separate sitting room looking out to the rear garden-- Family bathroom with bathtub-- Laundry room with second W.C-- Covered alfresco-- Low maintenance block: fully fenced -- Double garage with driveway parking for additional vehicles

Here and there:-- School catchment - Mayfield West Public School - 18min walk (1.2km)-- Callaghan College Waratah Campus - 17min walk (1.2km)-- Waratah Shopping Village - 23min walk (1.6km)-- Mayfield retail and café precinct - 8min walk (550m)-- Bike to CBD and beaches - 31min ride (9.2km)-- Off leash dog park - Purdue Park - 22min walk (1.6km)-- T.A.F.E Newcastle Campus - 29min walk (2.1km)-- Silsoe Street Community Garden - 26min walk (1.9km)-- Waratah train station - 11min walk (750m)-- Newcastle Beaches and CBD - 16min drive (7.3km)-- Approx. weekly rental return - in the vicinity of \$550 - \$580 with cosmetic updates-- Approx. council rates per quarter - \$522-- Approx. water rates per third - \$280 (not incl. usage)

This property will be sold via online auction on Wednesday 3rd April 2024. For more information, please contact Roland or Toby on 4967 6770. Disclaimer: All information contained herein has been gathered from sources we consider reliable. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.