

26 & 26A Eunoe Street, Katoomba, NSW 2780



House For Sale

Wednesday, 12 June 2024

26 & 26A Eunoe Street, Katoomba, NSW 2780

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 695 m2

Type: House



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\$990,000 - \$1,089,000

Located on a corner block in a quiet pocket of Katoomba, this exceptional offering includes two charming properties, with a two-bedroom house and a newly built one bedroom studio, providing a multitude of uses. Ideal for full time living with separate guest accommodation, full time living with a passive income or as a fantastic dual investment property. Still retaining a lot of its 1930's character, the main house features high ceilings, wooden floors, and ornate cornices. The functional floor plan consists of two bedrooms, a neat kitchen with adjoining dining space, original bathroom, and a cosy lounge room with ambient gas fireplace. The interiors are filled with natural light, and the property is equipped with natural gas bayonets for additional heating and a Rinnai infinity hot water system. Fully fenced and with a single car garage plus additional off-street parking, the property has its own independent access off Eunoe St, allowing for privacy and separation from the studio. Magnolia cottage, the newly built studio, is also fully fenced, with its own driveway and access off Dantes Ave. Inside, you'll find an open plan living area with stunning cathedral ceilings. The modern kitchen boasts rose gold fixtures, electric cooking, and ample storage, with a combined laundry corner for added convenience. The spacious and light-filled bedroom is accompanied by an immaculate bathroom, again with rose gold fixtures, and a large shower with rainfall shower head. Double glazed windows throughout ensure a peaceful and comfortable living environment. Outside, you can relax on the front undercover verandah or enjoy the privacy of the courtyard. Rarely do opportunities like this present, within easy reach to the thriving Katoomba town centre shops, cafes, bars, restaurants, schools, cinema, and city trains. * Main house has a brand new roof* Separate electricity meters for house and studio* Separate NBN and gas connections * Rainwater tank to the studio* Both dwellings have private access and are fully fenced* Council approved, Sydney water approved, and Jemena gas approved* Second driveway for studio access is council approved* Ideal for full time living with passive income