

266 Dumaresq Street, Armidale, NSW 2350

Professionals

Sold House

Thursday, 25 January 2024

266 Dumaresq Street, Armidale, NSW 2350

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: House



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\$371,000

Welcome to 266 Dumaresq Street, an inviting residence nestled on a prominent street in Armidale. This charming property, spanning 506 square meters, boasts a prime location within walking distance to public schools, local pub 'The Grand Hotel', and the Armidale Aquatic Centre. This versatile home unfolds with two bedrooms, providing comfortable living spaces for residents. Additionally, a front sunroom or study bathes the interior in natural light, offering a serene spot for work or relaxation. A detached rumpus room enhances the property's adaptability, serving as an ideal third bedroom for guests, a teenager's retreat, or even a studio for aspiring artists. The heart of the home lies in its functionally designed kitchen, featuring ample space for dining. The main living room radiates warmth, providing a cozy atmosphere for memorable family evenings, complemented by the convenience of gas heating. The main bathroom is a haven of comfort, offering an oversized shower, deep bath, toilet, vanity, and a discreetly tucked-away laundry. The exterior showcases a neutrally toned weatherboard finish, peaked roof, and a welcoming veranda, all contributing to the classic cottage-style aesthetic of the residence. The low-maintenance backyard requires minimal upkeep, allowing for more time to enjoy the outdoor space. A practical garden shed and single carport adds to the property's functionality. 266 Dumaresq Street is more than just a home; it's a harmonious blend of convenience, flexibility, and timeless charm. Don't miss the opportunity to make this property your own haven in the heart of Armidale. 266 Dumaresq Street would likely to attract a rental value of approximately \$360.00-\$380.00 per week in it's current condition. *We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.*