

3 Gwydir Road, New Lambton, NSW 2305

CRAWFORD

Sold House

Monday, 14 August 2023

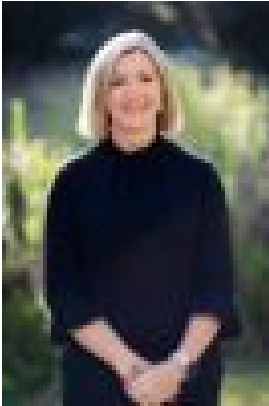
3 Gwydir Road, New Lambton, NSW 2305

Bedrooms: 3

Bathrooms: 1

Area: 379 m2

Type: House



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\$1,015,000

This attractive three-bedroom home sits perfectly behind a gorgeous picket fence in a quiet suburban street, ideal for the family wanting the benefits of this prestigious sought after area. Set all on one level with a fully fenced, flat, low maintenance, north facing backyard - this home has been well cared for inside and out. With classic features, high ceilings, art deco cornices, timber floors and good-sized bedrooms you will want for nothing more. Highlights of this property include:-
- All bedrooms are carpeted and fitted with their own ceiling fan.
- Lounge and dining combined with additional space for a home office.
- Quality kitchen offering Westinghouse dishwasher, oven, 4 burner gas stove top and plenty of cupboard space.
- Family sized bathroom with shower over bath, 2nd W/C in the laundry.
- Large sliding doors bringing the inside out to the undercover entertaining area where you can host friends and family.
- Ducted Airconditioning for having perfect temperatures all year round.
- Beautiful weatherboard home with colourbond roof on a very neat and tidy 379sqm approx. block with established gardens and a beautiful pink Camellia tree featuring in the backyard. You simply cannot go wrong here, given this home's supremely convenient location. - 20m to Gwydir Park perfect for playing those games of soccer with the kids - 700m to New Lambton Village, shops, cafes and restaurants - 2.1kms to John Hunter Hospital - Close proximity to major arterial roads into the city, to the beaches or M1 Motorway. Zoned for New Lambton Public School and Lambton High School Council Rates: \$2336 approx. pa Water Rates: \$917.00 approx. pa Phone Phillip Swan on 0478 845 591 to arrange your inspection. Disclaimer: We have obtained all information provided here from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations and satisfy themselves of all aspects of such information including and without limitation, any income, rentals, dimensions, areas, zoning, inclusions & exclusions.