

4/35 Gregson Avenue, Mayfield West, NSW 2304



Sold Townhouse

Friday, 12 April 2024

4/35 Gregson Avenue, Mayfield West, NSW 2304

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Townhouse



Mel Payne

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\$720,000

Welcome to 4/35 Gregson Ave, nestled in the desirable suburb of Mayfield West. This stunning townhouse offers a contemporary lifestyle in a boutique development of only 6 townhomes. Located just a short drive from Newcastle CBD and the beautiful beaches, this property boasts convenience and modern living at its finest. Key Features:

- Open plan kitchen/dining and living area flooded with natural light
- Modern kitchen with stone benchtops, island bar, dishwasher, and gas cooktop
- Split system air conditioning for year-round comfort
- Three spacious bedrooms with built-in robes and ceiling fans
- Master bedroom with ensuite and walk-in robe
- Main bathroom with separate bath and shower
- Leafy elevated outlook from bedrooms for a serene atmosphere
- Private alfresco space for entertaining, surrounded by established trees
- Lock-up garage with internal access and under stair storage
- Walking distance to Stevenson Park and Soccer Fields
- Close proximity to Woolworths Warabrook, Mayfield Village shops, cafes, and eateries
- Less than 10km to Newcastle CBD & Beaches

Ideal for:

- First home buyers looking for modern comfort
- Those seeking low-maintenance living
- Investors seeking attractive rental potential & potential for capital growth

Don't miss this opportunity to own a piece of Mayfield West's sought-after lifestyle. Contact me today and secure your future in this thriving community.

- Strata Rates: \$849 per quarter (approx)
- Council Rates: \$387 per quarter (approx)
- Rental Appraisal: \$700 - \$750 per week