

42 King Street, Shortland, NSW 2307

House For Sale

Wednesday, 13 March 2024

42 King Street, Shortland, NSW 2307

Bedrooms: 4

Bathrooms: 1

Parkings: 1

Area: 556 m2

Type: House



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Guide \$550,000 Friendly Auction

Auction Location: 2/16 Telford Street, Newcastle East & Live via Buy.Realtair.com

Nestled in an elevated leafy locale, this four-bedroom home offers something for everyone. Whether it's investors drawn to its prime location near the Uni, renovators eager to capitalise on its potential, or families seeking a spacious home with ample room for children to explore the surrounding parklands, this property offers versatility and opportunity. Forming the heart of this home is the expansive open-plan kitchen, lounge and dining area, featuring rich timber flooring, and ample natural light from dual aspect windows. This room's elevated position provides pleasant, leafy views over parkland all the way to the Wetlands, with not a neighbour in sight. Here, the combination of northern sun, cooling nor'easters and a split-system air-conditioner adds natural airflow, creating an ideal environment for family time and entertaining. Adjacent, the modern kitchen showcases high gloss cabinetry, abundant benchspace and storage with cupboards above and below. Each of the four bedrooms is spacious and bright, and two contain built-in robes for convenience, while the family bathroom features a full-sized bath with a shower overhead. The fully-fenced yard includes a tandem carport and single garage. A gate at the rear opens to Tuxford Park, offering a playground and oval for active kids, while dog walkers and nature enthusiasts will relish the proximity to the Hunter Wetlands trails. This location boasts easy access to Jesmond Central and Wallsend Village, as well as seamless connectivity to the Valley and Newcastle CBD along nearby link roads. Its proximity to the University and Shortland Public School, coupled with a nearby bus stop, ensures easy accessibility for residents. Features include:

- Comfortable home offering possibilities for investors, renovators or families seeking a convenient central location.
- Suiting a diverse range of buyers from investors to first home buyers looking to add value, and families seeking a spacious home with rear access to parkland for active kids.
- Wide leafy vistas on offer from the spacious, north-east facing, open-plan living and dining room, boasting split system air conditioning for added comfort.
- Modern kitchen featuring high gloss cabinetry and ample storage and benchspace including a large breakfast bar.
- Four spacious and bright bedrooms, with two offering built-in robes.
- Family bathroom with bath and shower, and a separate laundry.
- Fully fenced backyard, with rear access to Tuxford Park sports fields and parklands.
- Single garage, and tandem carport.
- Close to the University and local schools, as well as easy access to shops and commuter links.

This property is being sold under the Online Friendly Auction System. An independent pest & building report is available on request at no charge to you. This is the type of report your solicitor would usually recommend purchasing before bidding at an auction or before making an unconditional offer prior to auction and are conducted by a panel of reputable companies. The companies have consented to friendly auction terms and will generally be happy to speak to you about your queries in reports and in most cases transfer the reports into your name if you are the successful buyer at auction or prior to auction. Flexible deposit and settlement conditions are also available by negotiation with the agent if required. Offers can also be made prior to auction and each offer will be assessed on its merits. Live streaming auction. Bid and buy with confidence in this consumer driven, transparent auction system that was pioneered here in Newcastle but is now in use across Australia. We also have a downloadable guide available on our website.

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