

42 Lawson Street, Balmain, NSW 2041

CobdenHayson.

Sold House

Friday, 25 August 2023

42 Lawson Street, Balmain, NSW 2041

Bedrooms: 2

Bathrooms: 1

Area: 118 m2

Type: House

\$1,686,000

Situated in a quiet village setting just two houses up from Ann Cashman Reserve, this classic weatherboard semi makes for an exciting entry level home. Opening out to a north-east facing courtyard garden, the freshly schemed home's simple yet timeless interiors create a welcoming feel with a fluid layout from front to back that invites relaxation. Featuring a skylit attic retreat ideal as a study or home office, the two-bedroom home is set on a one-way street leading up to Darling Street village. Comfortable as is, with scope to add value, this peninsula classic is footsteps to Balmain's pub, cafe and shopping culture and an easy trip to the city. - Charming weatherboard facade, with covered front deck- 2 double bedrooms, the main with a wall of built-in robes- Skylit attic retreat/home office, polished timber floorboards- Sunlit living/dining, French doors to a NE facing courtyard- Huge feature window brings in sunlight and garden view - Modern open plan kitchen and tidy bathroom with tub- Separate internal laundry, plantation shutters in bedrooms- A perfect upgrade from apartment living, ready to move in- Potential to convert the attic space in the future (STCA)- Just two doors up from dog-friendly Ann Cashman Reserve - 300m to the Cat & Fiddle, stroll to cafes, delis and city busses