

**43 Janet Street, Jesmond, NSW 2299**

**dalton**partners

**Sold House**

Monday, 6 November 2023

43 Janet Street, Jesmond, NSW 2299

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 474 m2**

**Type: House**



John Kerr

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**\$665,000**

Quietly waiting for its next chapter and an exceptional find in a suburb that is central to everything, this vintage home rests on a fantastic block in a walk-to-everywhere location. Solidly built, it serves up boundless potential for the creative buyer to refresh over time and transform into a modern retreat or offers investors a low-care option that's ready-to-rent with a 3-bedroom layout complemented by connected living and dining rooms plus a separate sitting room. In terms of location, stroll to Jesmond Central, public transport, and plenty of dining options. Newcastle CBD and its surf beaches can be reached within 20 minutes. \* Sweet single level home on a deep block providing an option to extend (STCA) \* L-shaped living/dining zone connects to a retro yet functional kitchen \* Three bedrooms, two are double-sized and include a built-in wardrobe \* Rear sitting room, shower bathroom with separate wc, internal laundry \* Ducted air-conditioning for cool summer days and toasty winter nights \* Rear lane access to a single garage, ideal due-north front-to-rear aspect \* Walk to shops, food outlets, transport, and all essential services \* Directly opposite Callaghan Campus and Heaton Public School \* 8 minute drive to New Lambton, 10 minutes to the John Hunter Hospital Council Rates: \$2,023 PA approx Water Rates: \$1,029 + Usage PA approx Rental Potential: \$550/\$600 PW approx