

5/116 Ocean Street, Dudley, NSW 2290

Townhouse For Sale

Monday, 15 April 2024

5/116 Ocean Street, Dudley, NSW 2290

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 180 m2

Type: Townhouse



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PROPERTY PREVIEW

Property Highlights:- Stylishly updated villa home offering spacious living in such a brilliant location.- Moments from the beach, Fernleigh Track, cafe, local shopping and schooling.- Spacious open plan living, dining and kitchen area, plus a home office / additional living room on the lower floor.- Pristine kitchen with quality appliances, 20mm stone benchtops, a subway tiled splashback + ample storage.- Two large bedrooms, both with newly installed built-in robes and ceiling fans.- Two bathrooms, the main with a built-in bathtub.- Freshly painted, new vinyl plank flooring and premium carpet, plus newly installed downlights.- Spacious alfresco with travertine tiles and seaside glimpses to enjoy.- Single car garage with internal access.

Outgoings: Council Rates: \$1,770.80 approx. per annum
Water Rates: \$753.3 approx. per annum
Rental Return: \$600 approx. per week
Strata Fees: \$1,442.10 approx. per quarter

Set within the idyllic beachside suburb of Dudley, this stylishly appointed villa is positioned within moments of Dudley beach, walking tracks, a local cafe, shopping options, and public transport, and with the local public school right across the road, you'll enjoy all your everyday needs within easy reach of home. Nestled in a lovely complex, this beautifully updated villa is constructed with crisp painted concrete, and a recently reconditioned galvanised iron roof, offering a pleasing first impression. Set at the entrance to the home is a lovely tiled patio, offering the perfect spot to sit back and enjoy your morning coffee. Step inside and you'll arrive in the spacious open plan living, dining and kitchen area, revealing the home's fresh paint palette, updated vinyl plank flooring, plush carpet, a ceiling fan, and the newly installed downlighting throughout. The pristine kitchen has been designed to impress, with ample storage in the surrounding cabinetry with soft close drawers, and plenty of space atop the gleaming 20mm stone benchtops for all your food preparation needs. There is a chic subway tiled splashback in place, along with an undermount Blanco sink, offering both functionality and style. The home chef will be delighted to find quality appliances already in place including an integrated microwave, a Bellini oven with a four burner electric cooktop, a stainless steel Everdure range hood and a Blanco dishwasher for ultimate convenience. A glass sliding door connects the indoor/outdoor living spaces, opening out to an impressive alfresco area complete with stunning travertine floor tiles, and glorious seaside glimpses of your very own to enjoy. There are two king sized bedrooms on offer, both enjoying the convenience of newly installed mirrored built-in robes, and ceiling fans offering comfort during the warmer seasons. Servicing these rooms is the main bathroom which features a shower and a built-in bathtub. Moving downstairs you'll find an additional living space, ideally suited to a home office or an additional lounge room for everyone to enjoy, and a handy second bathroom offering extra convenience for all. Here you will also find internal access to the attached single car garage for your off-street parking. An opportunity to secure a contemporary, low maintenance home, set in such a perfect location does not come around every day. With a large volume of interest anticipated, we encourage our clients to contact the team at Clarke & Co Estate Agents today to secure their inspections. Why you'll love where you live:- Location, location, location - need we say more?- Start your day with an ocean swim or a walk along the Fernleigh Track, both just minutes from home.- A range of shops, a cafe, and local schooling right on your doorstep.- A short 10 minute drive from Charlestown Square, offering all the retail, dining and recreational options you could ask for.- 15 minutes from the shores of Warners Bay with cafes, shops and lakeside walking tracks to enjoy.- 20 minutes from the sights and city lights of Newcastle.

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