

6/115 Station Street, Waratah, NSW 2298

CENTURY 21.
Novocastrian

Unit For Sale

Tuesday, 9 April 2024

6/115 Station Street, Waratah, NSW 2298

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Robert Russell
0249436333

Preview

This top floor unit is located in a complex of only 7 units with an abundance of opportunity to modernise. The original fitout/inclusions albeit are still functional, have reached their use by date. Fantastic prospect for the next homeowner to come in and put their own individual stamp on things. Offering a combined lounge/dining, 2 generous bedrooms and original kitchen and bathroom. The benefit of the top floor location is the vantage point gained from the outdoor covered entertaining balcony. Added to this there is also a very generously proportioned lockup garage. Positioned close proximity to: *Waratah train Station* *Waratah Shopping Village* *Mater and John Hunter Hospitals* *The University of Newcastle.* *Local Schools* Zoning: R3 Medium Density Residential Council: Newcastle Land Rates: \$1557pa approx Water Rates: \$789pa approx Strata Levies: \$4414pa aprox 'PREVIEW' This means the property has just been listed and is in the first weeks of marketing. If you inspect the home, you will be amongst the first buyers to view the property. The sellers have not yet formally set a price for the property as they want to obtain feedback from the market prior to promoting a price. Century 21 will provide you with information on recently sold properties in the area whilst the property is being promoted for sale by Preview. You can definitely buy a property during the 'Preview' promotion, there is no barrier to making an offer to purchase the property. The seller can accept an offer at any time. We have obtained all information from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations. Photos maybe digitally edited and include virtual furniture.