

**8 Sturt Street, Windale, NSW 2306**

**CENTURY 21.**  
Novocastrian

**Sold House**

Tuesday, 5 September 2023

**8 Sturt Street, Windale, NSW 2306**

**Bedrooms: 3**

**Bathrooms: 1**

**Area: 543 m2**

**Type: House**



Robert Russell  
0249436333



Suzanne Hill  
0249436333

**\$460,000**

This budget beater home delivers an excellent opportunity for savvy first home buyers or investors looking to get into the market. Offering a corner allotment with plenty of fenced yard, this 3-bedroom property possesses R/C air, separate living plus eat-in dining off kitchen area. Excellent opportunity exists to further value add moving forward. Very few similar priced homes exist on the market, so book your inspection today!!

- \*Approx 100m from local primary school
- \*Approx 300m to public transport
- \*Approx 900m to Lake Mac Shopping Fair – Including Coles and Woolworths
- \*Conveniently located to newly developed Bunnings Precinct
- \*Other surrounding lifestyle offerings include Redhead Beach and Lake Macquarie Foreshore

Zoning: R2 Low Density Residential  
Land Area: 543sqm approx  
Council: \$1744pa approx  
Land Rates: \$1744pa approx

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.