

130 Dumaresq Street, Hamilton, NSW, 2303



House For Sale

Friday, 16 August 2024

130 Dumaresq Street, Hamilton, NSW, 2303

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House



Brad Wallace

Renovators Delight & Endless Possibilities in Central Location

Raine and Horne Newcastle are proud to present an original 3-bedroom home positioned on a large block (approximately 500m²) overlooking Newcastle racecourse that is waiting for the right person to give it a new lease of life. Just a short stroll (Approx. 650m) to Beaumont Street it is within close proximity to cafes, restaurants, pubs, fine dining, and retail shops. The home is also just a short 5-minute drive to Newcastle's world-class beaches and inner-city attractions.

As you step inside you are greeted with a lengthy wide hallway complete with 12-foot-high ceilings. The property boasts 3 large bedrooms with two situated at the front of the house and a modest bathroom that includes an original bath & shower with vanity. The large light-filled lounge room adjoins the dining room that boasts a split system air-conditioner for year-round comfort. Off the dining room is the spacious kitchen with a gas oven and cooktop. The property also includes a front verandah and rear undercover balcony with adjoining fully concreted entertaining area. At the rear of the property is a spacious laundry and separate toilet.

There is side driveway access that leads to a single garage/carport and large oversized backyard which allows plenty of space for further development and potential future additions such as a granny flat or pool (STCA).

If you're looking for a house that you can fully renovate and is on a good size block in a great location, then this is the house for you!

Current Water rates - \$895.92 per annum approximately. Does not include usage.

Council rates - \$2,748.00 per annum approx.

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