

**217 Hat Hill Road, Blackheath, NSW, 2785**



**House For Sale**

Wednesday, 4 September 2024

217 Hat Hill Road, Blackheath, NSW, 2785

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Adele Colman  
0414876211



Lewis Thyer  
0430043806

## Double sized block and escarpment views!

Ask any local about views in Blackheath and they will tell you two things, one is that the Blackheath Plateau offers limited views to the valleys and the other is that those fortunate enough to have a view tend to hold tight.

So... when a property comes to market at the end of Hat Hill Road with views it deserves your attention.

'Telopea', named after all the beautiful waratahs on site, is not a fancy house, but it is of solid brick construction and the bones are good.

For those with the vision the potential is there to create a spectacular home, imagine floor to ceiling windows on the view side with a long deck running the full length of the eastern side of the house taking in those glowing luminescent Grose Valley cliff faces.

The house as it is, is very tidy inside with fresh paint and carpet, gas central heating and a functional but original kitchen and bathroom, so move in ready really.

There is also a roomy lock up garage with a laundry at the rear that also has a second loo, and we know everybody likes a second loo!

The advantage here is that you can sit and ponder the next step, track the light and the seasons before making whatever changes desired, or enjoy it just as it is, as the current owner has.

Either way, opportunity is knocking for those looking for that rare as hen's teeth combination of eastern Blackheath positioning with views and double sized block. Get going!

- Gas Central Heating
- Views to the Grose Valley
- Quiet location
- Solid brick home with potential plus.
- 1300M2 Double Block