

**23 Tighes Terrace, Tighes Hill, NSW, 2297**

daltonpartners

**House For Sale**

Friday, 16 August 2024

23 Tighes Terrace, Tighes Hill, NSW, 2297

**Bedrooms: 4**

**Bathrooms: 2**

**Type: House**

## Fully Renovated Classic Offering Modern Open Plan Living

Enjoying a central location within a sought-after inner-city suburb, this reinvented Federation-era home fuses timeless appeal with a full suite of modern finishes. The classic façade echoes the traditional streetscape whilst the contemporary rear delivers sophisticated open plan living featuring dual sets of bi-fold doors to provide the perfect indoor-outdoor environment. An island kitchen, a luxe main bathroom and ensuite, and four bedrooms are all perfectly appointed and combine to create a home that is not only stylish but a joy to live in. A stroll from Islington Park, Praise Joe café, local businesses and the popular cycle-way that leads you directly into town, its location delivers lifestyle benefits in spades.

- \* Classic Federation-style home reinvented for modern living
- \* Open plan living/dining area fitted with split-system air-conditioning
- \* Island kitchen featuring a dishwasher, gas cooktop and plentiful storage
- \* Four large and robed bedrooms, the main boasting an ensuite
- \* Ducted A/C to all bedrooms to keep you comfortable all year round
- \* Fully renovated bathroom featuring full-height tiling and a freestanding bath
- \* Dual-sets of bi-fold doors open out to a substantial all-season deck
- \* Secure yard for pets and play - it's a good size yet requires low up-keep

Council Rates: \$2,630 PA approx

Water Rates: \$926 + Usage PA approx

Rental Potential: \$800 PW approx