

26 Kerr Street, Mayfield, NSW 2304

LANE CAMPOS

House For Sale

Tuesday, 12 March 2024

26 Kerr Street, Mayfield, NSW 2304

Bedrooms: 2

Bathrooms: 1

Area: 360 m2

Type: House



Roland Campos
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\$780,000 - \$820,000

Enduring charm and abundant natural light are the hallmarks of this stunning home. A quality offering with creative notes all round, this property has an appealing street presence with a welcoming verandah on entry, character-filled interiors, and an alfresco area at the rear for all those who love to entertain. You will also be surprised with your very own separate studio. This is a home you can move into without the need to renovate, creating something truly unique to enjoy for years to come. The location is also exceptional, near retail and café hubs, schools, parks and many village attractions - lifestyle is the name of the game here. Highlights:-- Spacious bedrooms both with built-in robes-- Garden studio with power: perfect for guests, home business, office or teenage retreat-- Air conditioning and ceiling fans- Period fireplace in lounge room with gas conversion for heating-- Original details: high ceilings, polished floorboards, timber fretwork, picture rails, coloured glass window panels-- Kitchen with modern/retro designer blend and gas cooking-- Luxe bathroom with freestanding tub-- Large covered rear deck: overlooking the easy-care garden. Perfect for entertaining-- Renovated laundry-- Rear lane access: potential for car parkingHere and there:-- School catchment: Mayfield West Public School 19min walk (1.3km)-- Mayfield Park: 5min walk (350m)-- Mayfield Bowling Club: 20min walk (1.5km)-- Dangar Park: 18min walk (1.4km)-- Mayfield Swimming Centre: 22min walk (1.6km)-- Mayfield café and retail strip: 3min walk (250m)-- Newcastle CBD and beaches: 15min drive (7.1km)-- Approx. weekly rental return: in the vicinity of \$620 - \$650-- Approx. council rates per quarter: \$542-- Approx. water rates per third: \$275 (not incl. usage)For more information, please contact Roland or Toby on 4967 6770.Disclaimer: All information contained herein has been gathered from sources we consider reliable. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.