

31 Moore Street, Cessnock, NSW, 2325



House For Sale

Tuesday, 10 September 2024

31 Moore Street, Cessnock, NSW, 2325

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Type: House



Patrick Howard
0249335544

Endless Potential in A Prime Location!

Nestled in a quiet, well-established neighbourhood, this charming three-bedroom weatherboard and iron home offers a blank canvas for first home buyers, investors, or those looking to do a flip. The home features a neat kitchen and bathroom, an L-shaped dining and living zone with ample reverse cycle air conditioning, and ceiling fans in all bedrooms. The versatile 3rd bedroom could be transformed into a study, nursery, or additionally an activity/retreat space, with convenient access to the second living zone!

Boasting high, raked ceilings in both front and rear living zones, the home also includes a second living area perfect for a kids' activity space or a work-from-home office or separate media zone. Stay cozy during the colder months with a slow combustion wood heater and a natural gas bayonet.

With a fully fenced yard and plenty of parking options—including a great-sized double garage/workshop with bench and power, a single carport (which doubles as an undercover entertaining space), and four - six additional off street open car, trailer, or boat spaces—there's plenty of room for storage and outdoor activities. The external electric shutters on five windows to the rear and west side of the home, offer privacy and energy efficiency all year round.

The manicured lawns, shade trees, and established fruit trees create a peaceful, relaxing environment, perfect for enjoying time outdoors. The property is conveniently located just a 10-minute walk to Cessnock CBD, a 5-minute stroll to the local corner shop, and a short drive to the Hunter Valley Vineyards, world renowned restaurants, and Cessnock Hospital. Public transport and local takeaway options are also just around the corner.

Whether you're looking for a move-in-ready home or one to modernize to your taste, this home is brimming with possibilities. With a cosmetic update, it could also serve as an ideal Airbnb or short-term rental. Don't miss out on this fantastic opportunity—be quick!

This property is proudly marketed by Pat Howard, Aiden Procopis and Jade Tweedie, contact 0408 270 313 or 0456 66 44 81 for further information or to book your private inspection.

NB: Rear erected garden trellis remains, small hole in the glass of x1 front glass slider door is sold as is and will not be repaired, old air conditioning wall unit to bedroom 2 non-operational sold as is . We note, if the intention is to purchase for the purpose of an Airbnb, interested parties should make local council enquiries prior to making an offer or purchase, to ensure prior approved consent is not required within this council zone.

Disclaimer: All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

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