

35 Earswick Crescent, Buttaba, NSW 2283



House For Sale

Wednesday, 31 January 2024

35 Earswick Crescent, Buttaba, NSW 2283

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 986 m2

Type: House

Auction

Moments from the lake's edge, this peacefully positioned property provides the most wonderful opportunity to buyers searching for the perfect project on a very generous 986sqm. parcel. Want to develop? The property to the rear – 12 Ruislip Parkway – is also for sale, adding 1,258sqm. of R2 zoned land in this prime, highly desirable locale. As is, the solid brick-and-tile home is both comfortable and functional, featuring a tidy kitchen and three-way bathroom, three well-proportioned bedrooms, a laundry and single garage. There is also a drive-through single carport providing access to the rear. Covered alfresco entertaining is beautifully generous, looking out over the sizeable backyard. Should you want to buy this property, it offers superb potential to renovate, extend or rebuild, perhaps adding a studio or further alfresco entertaining. Should you wish to buy both this and the property to the rear, you would have approx. 2,245sqm. on which to develop or build your dream home (STCA). More on location? Buttaba is a quiet lakeside suburb, ideal for families and those who love getting out on the lake. By car, it's just a few moments to the lake's edge, public boat ramps and gorgeous leafy reserves, with the local primary school and playgrounds also within easy reach. Popular Wangi village is just 3km away, while Toronto's shops, services and lakeside dining are 8km away. - Large 986sqm. parcel in peaceful lakeside suburb, just a few moments' drive from the lake- Solid brick-and-tile home- Fantastic potential for home buyers, investors or developers, with R2 zoning through this block and the block to the rear- Thoughtful layout features open-plan living, tidy kitchen, three robed bedrooms, laundry and three-way bathroom- Great outdoor entertaining space and huge backyard with handy garden shed- Parking provided in single garage and single carport with drive-through access to yard- Excellent location close to reserve, lake, primary school and parks- Drive 3km to Wangi village for shops, great dining, playgrounds and lakeside walking trails- Just 8km to Toronto for major supermarkets, restaurants and services- Drive 7.5km to Awaba Station for direct train access to Sydney and Newcastle- Access the M1 in 15 minutes for travel north and south (13.5km)