

# 4 Oak Avenue, Cardiff South, NSW, 2285

## House For Sale

Monday, 2 September 2024

4 Oak Avenue, Cardiff South, NSW, 2285

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 5**

**Type: House**

## Modern and peaceful parkside living with abundant garaging

Positioned in a peaceful street overlooking Evans Park and sports ovals at the rear, this beautifully updated three-bedroom home offers the perfect blend of comfort and convenience. Just over 1km from Cardiff train station and town centre, it boasts a prized north-facing backyard and abundant garaging space for up to five vehicles, making it ideal for car enthusiasts or those needing room for a workshop or extra storage.

Step inside to find a warm and inviting lounge room, featuring polished timber floors, neutral décor, and air conditioning for year-round comfort. The modern kitchen impresses with stone benchtops and gas cooking, with back door access to a sun-drenched deck. This covered 23sqm area is perfect for year-round entertaining, offering a peaceful backdrop of leafy park views. The sleeping quarters are thoughtfully tucked away for privacy, served by a modern bathroom with a separate bath, shower, and toilet.

Located just 800m from Busy Bees childcare and Cardiff South Public School, and surrounded by parkland, this is a fantastic area to raise a family. You're just a four-minute drive to Cardiff RSL, a popular community hub for dining and entertainment, and only eight minutes from Charlestown Square for retail therapy. The Lake Macquarie foreshore at Warners Bay, renowned for its lakeside dining and shopping, is just seven minutes away, while a 20-minute drive east will take you to Newcastle city centre for vibrant nightlife or a relaxing beach day.

- Classic single level home on 740qm block with prized north facing backyard
- Bright open plan lounge and dining, polished timber floors, a/c, ceiling fan
- Caesarstone kitchen, gas cooktop, under bench oven, dishwasher
- Two of the three bedrooms are fitted with built-in robes and ceiling fans, other with a/c
- Modern, fully tiled bathroom with bathtub, shower and separate w/c
- Tandem garage with rear drive -through to freestanding triple garage, parking for 5
- Covered deck elevated above the backyard and backdropped by leafy park views
- 4.5km to Charlestown Square, 12km to Newcastle CBD and Redhead Beach
- Surrounded by sporting ovals, 800m - Cardiff South Public School & Busy Bees Childcare

\* This information has been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, we do not take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.