

41 Kings Road, Tighes Hill, NSW, 2297



House For Sale

Thursday, 1 August 2024

41 Kings Road, Tighes Hill, NSW, 2297

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House

Classic Tighes Hill Gem With Contemporary Updates

Fall in love with this solid period home that honours its heritage while catering to modern day living. Cypress pine floors, an ornamental fireplace, and coloured glass windows complement the contemporary new kitchen with quality appliances and fridge/freezer, and full-size bathroom with freestanding tub and frameless glass shower.

Separate lounge and dining rooms and three bedrooms add to the allure. Factor in the new aluminium white picket fence, freshly painted façade, and landscaped yard and you'll soon agree this is the perfect inner city home. Plus, prized off-street parking for two cars is a rare find, making this property even more desirable.

Enjoy the vibrant Newcastle lifestyle with everything at your doorstep. Grow your own veggies at the nearby Community Garden or hop on the Throsby bike path for a scenic ride or walk into town. Enjoy a coffee at some of Newcastle's top cafes or pick up fresh provisions at An Apple a Day. Plus, with the city and beaches within 5km, you're perfectly positioned to embrace the coastal lifestyle.

- ❑ Renovated period home on low maintenance corner block in no-through street
- ❑ New powder coated picket fence, tandem carport, low maintenance gardens
- ❑ Enjoy morning sun in the enclosed front verandah
- ❑ Separate lounge and dining rooms, lounge with gas connection for heating
- ❑ Brand new kitchen with electric cooktop and oven, dishwasher and fridge/freezer
- ❑ Freestanding bath, frameless glass shower, new vanity, separate w/c
- ❑ Landscaped courtyard gardens at side and rear
- ❑ Newcastle Interchange – 2.8km/6mins, Newcastle Airport 24km/22mins

Outgoings:

Water: *\$759 pa + usage

Council: *\$2,450 pa

* Approximates only

(We have obtained all information used in the preparation of this document from third party sources however, we cannot guarantee the accuracy or currency of this information. Prospective purchasers and their advisors are advised to carry out and rely on their own enquiries and investigations in relation to the information in this document and the property it concerns.)