

1/55 Angophora Drive, Warabrook, NSW 2304

wilton lemke stewart

Villa For Sale

Wednesday, 19 June 2024

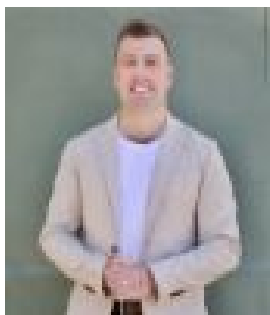
1/55 Angophora Drive, Warabrook, NSW 2304

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Villa



Nick Stewart
0240867172

Guide \$640,000 - \$690,000

Street-facing and freestanding, this villa offers the perfect blend of peace and privacy. Cherished for over 20 years, the two-bedroom, single-level gem is ideal whether you're buying your first home, downsizing for easy living, or looking for a low-maintenance investment. You'll love how the northern sunshine streams into the open plan living area, filling it with warmth and light through the dining room and kitchen windows. Meticulously cared for, you can move in straight away, or take the opportunity to renovate or re-model the interiors to create a home that you will love for many years to come. Convenience is key here—Warabrook Station is nearby for an easy commute, and the local Woolies is just a 2-minute drive away. Plus, you can walk to the university grounds in just 20 minutes. The 47 bus stops close by, taking you straight into town, and you're only seven minutes from the Calvary Mater Hospital and the shops and cafes of Mayfield.- Freestanding brick and tile villa in boutique collection of just three homes- Open plan living with a/c, neutral décor, plush carpet underfoot- Tidy original kitchen with electric cooktop and wall oven- Two carpeted bedrooms both fitted with built-in robes- Bathroom with bathtub, shower and separate w/c, internal laundry- Own driveway to single garage with under cover access into home Paved rear courtyard- 2min (950m) Warabrook Shopping Centre, 3 min (1.7km) Making Waves Early Education Centre- 1800m to Mayfield West Public School, 3.7km to Callaghan College, 3.2km to St Philip's Christian College 15 minutes/7km – Newcastle Interchange, 18mins/11km Bar Beach Disclaimer: All information provided by Wilton Lemke Stewart in the marketing of a property for sale or lease has been sourced from various third-party outlets that we deem reliable. Nonetheless, Wilton Lemke Stewart cannot ensure its absolute accuracy, and we bear no responsibility and disclaim all liability for any errors, omissions, inaccuracies, or misstatements in the information provided. Prospective buyers and tenants are encouraged to conduct their own due diligence and rely on their own investigations. All images, measurements, diagrams, renderings, and data are indicative and for illustrative purposes only, subject to potential changes.