

242 Sandgate Road Birmingham Gardens, NSW

3 1 2

Central location with loads of potential

Set on 550m², this three-bedroom home will appeal to a range of different buyers that are willing to unlock the potential with a few well-planned improvements. Centrally located and just a short stroll to the shops, public transport, sporting fields and the Newcastle University, makes it a must see.

Key features include:

- Main lounge room features a reverse cycle air conditioner and two ceiling fans.
- Two good size bedrooms which include built-in robes.
- The third bedroom has a ceiling fan and box air conditioner.
- The kitchen features an electric stove, ceiling fan and opens to the dining room.
- Carpet in all bedrooms.
- Tiled bathroom has a shower, bath, and vanity.
- Separate toilet.
- Good size laundry.

Price: \$635000

Council Rates: \$479.43 p/q

Water Rates: \$206.35 p/q



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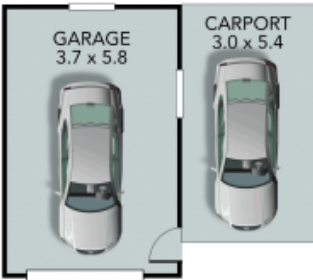
242 Sandgate Road, Birmingham Gardens

Internal 110 m² External 440 m² Land Size 550 m²

3 x 1 x 2 x



GROUND FLOOR



SITE PLAN



NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.