

12 Dickson St, Wickham, NSW, 2293

We are
Chapman Property.

House For Sale

Saturday, 23 November 2024

12 Dickson St, Wickham, NSW, 2293

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House



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Wise Wickham Opportunity Awaits Your Vision

Unlock the potential of Wickham with this strategically positioned three-bedroom, one-bathroom home at 12 Dickson Street. A prime position just 3.5kms from the Newcastle CBD and a mere 350m from the Wickham Interchange and what is to be the future commercial CBD of Newcastle.

An opportunity to capitalise on this precinct's significant growth and development as set out in the Wickham Master Plan, a comprehensive urban revitalization plan that supports enhanced infrastructure, community facilities, and amenities in line with a modern, bustling city centre.

An opportunity on multiple fronts. Potential for immediate uplift in value through smart cosmetic renovation to rejuvenate this classic home and enhance rental income prospects. Go big with major renovations or a complete rebuild, mirroring successful transformations completed in the immediate vicinity. Expand upwards or outwards, reconfiguring the floor plan to maximize living space and appeal - subject to council approval of course.

Current stable tenants since 2018, paying \$420 per week, with a keen interest in renewing their lease, offering immediate rental continuity.

Current Rent: \$420 per week

Outgoings (approx.):

Council rates: \$681 per quarter

Water rates: \$419.55 per quarter

Zoning: MU1 Mixed use

Lot size: 213.7sqm

Frontage: 10.095m

Side Boundary: 21.235

Whether you're looking to hold and gain from the area's upward trajectory or capitalize on redevelopment potential, 12 Dickson Street offers a versatile investment. Seize the opportunity to craft a modern dwelling or reshape it into a high-yield asset. Perfect for investors or developers who recognize the enduring value of strategic location and growth.

Don't miss out on this Wickham gem. Contact us today to explore the potential and secure your future in one of Newcastle's most promising suburbs.