

# 24 Thomas Street, Wallsend, NSW, 2287

## House For Sale

Wednesday, 27 November 2024

24 Thomas Street, Wallsend, NSW, 2287

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



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## PRIME LOCATION, ENDLESS OPPORTUNITY!

### Property Highlights:

- A spaciously designed home set on a large 768.5 sqm parcel of land, offering plenty of potential
- Three bedrooms, two with built-in robes, the master with a ceiling fan
- Formal living and dining areas, plus a sunroom
- Original kitchen with 40mm benchtops, ample storage, a freestanding Chef oven with a 4 burner gas cooktop, plus a breakfast bar
- Bathroom with a shower and built-in bathtub, plus a separate laundry with a WC
- Wall mounted air conditioning in the living room
- 2.7m high ceilings with ornate cornices, plus sheer curtains and vertical blinds throughout
- Updated instant gas hot water, plus NBN fibre to the premises
- Single car garage converted into a studio with a bedroom, living area and kitchenette
- Tool shed in the yard with a shower and WC
- Fully fenced yard with established trees, a large grassed lawn and a garden shed

### Outgoings:

Council Rates: \$2,304 approx. per annum

Water Rates: \$925.74 approx. per annum

Rental Returns: \$800 approx. per week (\$600 per week house + \$200 per week studio)

Step into a home full of possibilities, located in the conveniently located suburb of Wallsend. First time offered for sale since it was built in 1963, this property offers plenty of potential for renovation, a granny flat addition, or even subdivision (subject to Council approval) on its generous 768.5 sqm block.

Wallsend is a well established suburb with everything you need close at hand. From its local shopping precinct to schools, parks, a public pool, and a library, it's a great place to call home. Plus, with Newcastle and Lake Macquarie both within an easy drive, you'll be connected to the best of the region with ease.

Built with a classic combination of a terracotta-tiled roof and vinyl cladding, and with neat, established gardens, a grassy front lawn and a covered porch, this home offers a pleasing first impression.

Inside, the large foyer leads to wide hallways and 2.7m high ceilings that add to the sense of space. There are ornate cornices throughout, along with a mix of vinyl and carpet flooring, sheer curtains, and vertical blinds.

The living room is bright and comfortable, with a large window overlooking the front yard and a Kelvinator wall-mounted air conditioner. The dining room is generously sized, with a clever cut-out opening to the sunroom, giving the home a practical and flowing layout.

The kitchen is functional, featuring 40mm benchtops, a freestanding Chef oven with a four burner gas cooktop, a tiled splashback, and a handy breakfast bar.

The sunroom at the rear of the home is a versatile space, perfect for relaxing or setting up a workspace with a view of the backyard.

The master bedroom includes a built-in robe, a ceiling fan, and a large window that lets in plenty of natural light. Two additional bedrooms provide options for family or guests, one with a built-in robe for convenient storage.

The bathroom features a built-in bath, a corner vanity, and a shower. A separate laundry offers extra space and convenience and includes a WC.

Outside, the fully fenced backyard is beautifully landscaped, with mature trees offering shade and privacy. It's an ideal space for kids, pets, or simply enjoying the outdoors.

The garage has been converted into a studio with its own kitchen, bedroom, living space and wall-mounted air conditioner. With water and power already connected, it could easily remain a studio, be converted back into a single garage with a workshop space, or transformed into something new.

In addition, you'll find a tool shed with its own shower and toilet, providing the ideal workshop or extra storage area, plus an extra garden shed for your convenience.

Modern updates like instant gas hot water and NBN fibre to the premises add extra value to this impressive property.

Whether you're looking to renovate, extend, or invest, this incredible property in Wallsend is a must to inspect. With a large amount of interest expected from buyers near and far, we encourage our clients to contact the team at Clarke & Co Estate Agents today to secure their inspections.

Why you'll love where you live;

- A short drive or walking distance to Wallsend Plaza, with a range of supermarkets, services and dining options close to home
- Easy access to bus routes and main road corridors.
- Moments from quality schooling options, Wallsend library, pool, parks and sports grounds
- 10 minute drive to Newcastle Uni, Callaghan campus
- 25 minutes to the beaches and city lights of Newcastle
- 20 minutes to the pristine shores of Lake Macquarie

\*\*\*Health & Safety Measures are in Place for Open Homes & All Private Inspections

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