

**38 Lodge Street, Forest Lodge, NSW 2037**



**House For Sale**

Wednesday, 8 January 2025

38 Lodge Street, Forest Lodge, NSW 2037

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Dalton Stewart

0458668119

## Contact Agent

Sitting proudly in this row of some of the area's finest homes, this charming residence has been sympathetically updated to combine the best of modern living whilst retaining much of the original charm and character. Elevated and set back from the street with a flourishing garden for privacy, this home will surprise with the many elements that combine to make this an extremely comfortable haven. Set on a quiet tree-lined street with easy rear lane access to covered parking, this three-bedroom home is just 400m to the University of Sydney, 500m to Glebe Point Road's dining scene and Saturday markets with close proximity to Tramsheds plus an easy commute into the CBD.- Sunny front courtyard with garden & north-east aspect- Open-plan living-dining on entry with classic features- Both levels with timber floorboards & period fireplaces- Oversize s-steel open-plan kitchen with ILVE cooking- Conservatory style casual living bathed in natural light- Open-plan ground floor flows seamlessly to courtyard- Lush cottage-style rear courtgarden with sun & privacy- Full width master bedroom with robes, terrace access- Rear bedroom + study/bed 3 opening to Juliet balcony- Contemporary upstairs bathroom with walk-in shower- Air conditioning on both levels; attic storage; guest wc- Easy rear parking plus extra storage in the garage area- Wonderful neighbourly street with great community- Just metres to St Johns Road café & dining scene- Stroll to vast Broadway Shopping Centre & cinema- Easy access to Uni of Sydney, UTS, RPA & Central- Land size - approx. 189sqm with dual street access- Outgoings: Council \$1,907pa; Water \$923pa (approx.)