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A Surprise Package



64 Bligh Street, TELARAH

Surprise Package

3 1 1

Property Preview

Air Conditioning	Reverse Cycle Air Conditioning	Remote Garage
Balcony	Deck	Floor boards
Courtyard	Outdoor Entertaining	Shed
Workshop	Fully Fenced	Built In Robes
Dishwasher		

In a quiet pocket where all the day to day necessities are in easy walking distance and the thriving heart of Maitland's inner city living is just moments from the door, this quintessential Telarah cottage contrasts the quaintness of the past with the ease of contemporary living. The home is newly invigorated throughout with a fresh coat of paint inside and out, a sleek white kitchen and newly polished original timber floors, quality finishes and unexpected upgrades including a spacious undercover veranda and additional elevated deck. Positioned for lifestyle, it's ideally located a short stroll to Telarah shopping village, renowned butcher 'Reids', the railway station taking you directly to Newcastle and the choice of schools.

Further features include:

- Three double sized bedrooms, all offering built in robes. AC installed to the middle bedroom and lounge room.

- Large open kitchen and dining room expands from the open plan lounge room
- The perfect entertainer with a large undercover veranda as well as an elevated undercover deck, the perfect spot for a Sunday afternoon in the hammock
- Let go of the yard work and free up your weekends with quality pet-friendly Astro Turf installed in the back yard and low maintenance gardens well established in the yard
- A single carport behaves as a garage with a remote door and protection from the weather on three sides.

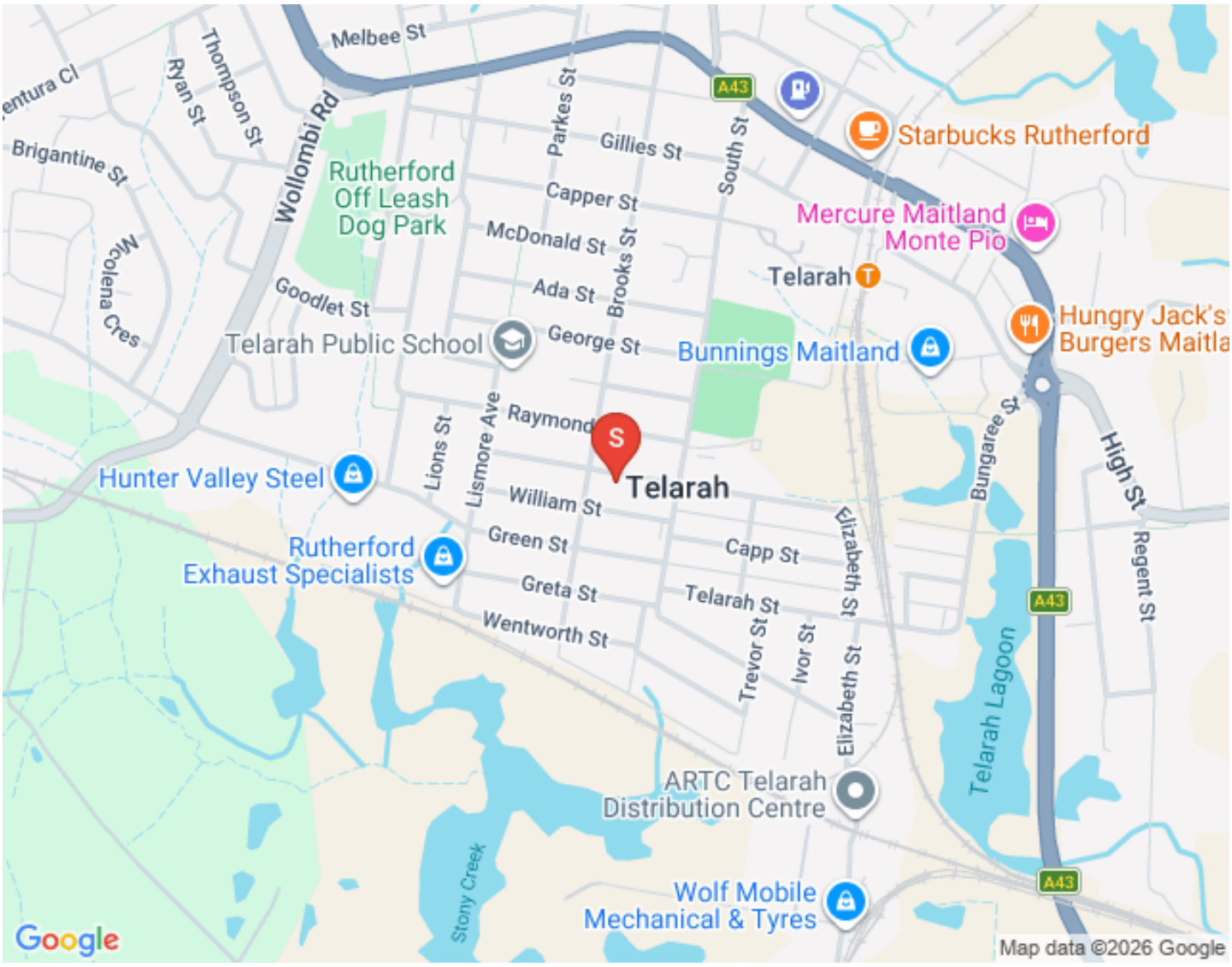
Freestanding and with a northern aspect, possibilities for capital growth abound in a vibrant growth corridor minutes from the CBD. Freshly painted interiors feature high ceilings and capture plenty of natural light and immediately liveable or ready to rent out. A perfect investment, first start of downsizer.

This property is proudly marketed by Mick Haggarty, contact 0408 021 921 for further information or to book your private inspection.

" First National David Haggarty, We Put You First "

Disclaimer: All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries

* Agent Declares Interest


Melbee St
Thompson St
Ryan St
Brigantine St
Wollombi Rd
Rutherford Off Leash Dog Park
Parkes St
Gillies St
South St
A43
Starbucks Rutherford
Capper St
Mercure Maitland Monte Pio
McDonald St
Brooks St
Telarah
Ada St
Goodlet St
Telarah Public School
George St
Bunnings Maitland
Hungry Jack's Burgers Maitla
Lions St
Lismore Ave
Raymond St
Bungaree St
High St
Hunter Valley Steel
Telarah
William St
Green St
Capp St
Rutherford Exhaust Specialists
Greta St
Telarah St
Elizabeth St
Regent St
Wentworth St
Trevor St
Ivor St
Telarah Lagoon
ARTC Telarah Distribution Centre
Stony Creek
Wolf Mobile Mechanical & Tyres
Google
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Floorplan



64 Bligh St, Telarah

All information contained herein is gathered from sources we deem reliable. However, we cannot guarantee its accuracy and act as a messenger only in passing on the details.
Interested parties should rely on their own inquiries and the contract for sale.
The floor plans are artist's impressions only. The site plan is not to scale.

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Inclusions

Front

Pebble Crete driveway

Hedges

Front porch

Diamond grill security screen door

Remote garage door on carport

Front Bedroom

Polished original floors

Two aluminium windows

Colonial skirting boards

Ceiling fan

Downlights

Two-door mirrored robe

White verticals blinds

Two double power points

Middle Bedroom

Polished original floors

Ceiling fan

Kelvin actor AC

Three sliding door robe

Hanging + shelving

Colonial skirting boards

Two double power points with USB port

White Venetian blinds

Lounge

Polished timber floors

Ceiling fan

Downlights

Manhole

Rinnai AC

Datto board

Timber double hung window

Colonial skirting

Smoke alarm

White Venetian blinds

Kitchen | Dine

Polished timber floors

Gloss cabinetry

Four burner gas bench mounted stove

Laminex benches

Double sink

Retractable range

Bellini stainless steel dishwasher

Aluminium window

White Venetian blinds

Under bench electric oven

Pantry

Fridge neish

Three double pp

USB port power point

Microwave neish

Fluro light

Back Bedroom

Polished timber floors

Double door mirrored robe

White venetian blinds

Single power point

Oyster light

Euro Laundry

Timber bench

Under bench front loader cavity

Round sink

Cupboard

Wall mounted shelves

Double power point

Tile floor

Tile splash

Downlight

Bathroom

Cream floor tiles

Cream wall tiles

Stone look tile feature wall

Frameless shower screen

Shower neish with shelf

Downlights

Aluminium window

White verticals blinds

Single vanity

Double door mirrored cabinet

Double power point

Rear | Extras

REAR

Sliding glass door

Diamond grill security screen door

Deck

Awning mounted washing line

Power point

Drop down external blind

Drop down clear plastic blind

Garden shed

Raised deck with hammock spot

Astro turf

Drop down clothesline

Paved path

Paved driveway with enclosed carport

Landscaped garden

EXTRAS

NBN Connected

Flyscreens

first national REAL ESTATE Maitland

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Comparable Sales

66 Brooks Street	**66 BROOKS STREET, TELARAH NSW 2320** 3 Bed | 1 Bath | 1 Car $412,500 Sold ons: 10/02/2021
4 George Street	**4 GEORGE STREET, TELARAH NSW 2320** 3 Bed | 1 Bath | 3 Car $410,000 Sold ons: 19/11/2020
19 Green Street	**19 GREEN STREET, TELARAH NSW 2320** 3 Bed | 1 Bath | 1 Car $450,000 Sold ons: 05/03/2021
22 Brooks Street	**22 BROOKS STREET, TELARAH NSW 2320** 3 Bed | 1 Bath | 2 Car $430,000 Sold ons: 12/10/2020
3 Raymond Street	**3 RAYMOND STREET, TELARAH NSW 2320** 3 Bed | 1 Bath | 1 Car $417,000 Sold ons: 05/03/2021
17 Telarah Street	**17 TELARAH STREET, TELARAH NSW 2320** 3 Bed | 1 Bath | 2 Car $435,000 Sold ons: 16/12/2020

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Relevant Documents

Rental Appraisal Letter
Make An Offer Form
Marketing Contract

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About Telarah

Telarah

Known as “Homeville” until the name was abandoned in the 1950’s, Telarah is positioned on the fringe of Maitland inner city and is fast becoming one of the area’s most livable suburbs. Largely residential it is widely appealing to young and first time property purchasers due to its central location, quiet street scapes and easy access to shopping centres, child friendly parks, public transport and everyday essentials. Have a picnic or feed the ducks at the lagoon or watch the Red Dogs play a home game at Coronation Oval.

We acknowledge the Traditional Custodians of Country throughout Australia and pay respects to their elders past, present and emerging. The suburb of Telarah falls on the traditional lands of the Mindaribba people.

AROUND TELARAH

SCHOOLS:

- Telarah Public School
- All Saints Collage Maitland
- Saint Johns and Saint Pauls Catholic Primary Schools

CAFES AND RESTAURANTS:

- Telarah Bolwing Club
- The Rutherford Hotel
- The Levee
- The family Hotel

ACTIVITIES:

- Maitland Levee/ Art gallery
- Steam Fest
- Aroma Festival

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About Us

MICHAEL HAGGARTY I Principal Licensed Real Estate Agent & Auctioneer / Commercial Sales and Leasing



Mick Haggarty is an experienced real estate agent that likes to let his results speak for themselves. He prides himself on his tireless work ethic and commitment to providing his vendors with accurate advice and premium results.

Mick is a Licensed Real Estate Agent with a strong local knowledge and reputation, for telling it how it is ! He believes honest communication and trust are essential elements to successful results in real estate. His relaxed approach to sales is well received by buyers and sellers alike.

Mick is a proven performer, with over 25 years experience in the business and even in the toughest times, has developed a strong reputation in the industry as an agent that produces wonderful results on a regular basis.

If you need your property sold, Mick Haggarty is the first agent you should call! Specialising in residential, rural and commercial sales / leasing, you cannot beat local knowledge and experience !

Links

Mick Haggarty: Domain profile

Mick Haggarty: First National profile and current listings

Mick Haggarty: Realestate.com profile

Like FNDH on Facebook

Check out our property videos on FNDH youtube channel

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Disclaimer

First National David Haggarty a declare that all information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own inquiries.

All images in this e-book are the property of First National David Haggarty. Photographs of the home are taken at the specified sales address and are presented with minimal retouching. No elements within the images have been added or removed.

Plans provided are a guide only and those interested should undertake their own inquiry.