



**83 Croudace Street Lambton NSW**

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Set high on the ridge overlooking Newcastle city, harbour and beaches this absolutely charming cottage has been freshly updated resulting in a super comfortable home.

Ideal for those wanting to enter the market with loads of potential to extend and capitalise further on the stunning outlook.

Investors will be attracted by the proximity to major hospitals, schools , shops and recreational facilities and the fact that the works been done !

The appeal lies in the high ceilings, the glowing hardwood floors, the abundance of natural light , the spacious entertaining deck, the updated kitchen and bathroom and the immaculately landscaped gardens and lawn.

Then there's the over-sized bedrooms, the sunroom/dining room with large picture windows looking onto the view and the spacious living room opening via French doors to the front patio.

Features:

? Reverse Cycle air conditioning to Bed 2 and living

**Land Size** : 537 sqm  
**View** : <https://www.crawfordrealestate.com.au/sale/nsw/newcastle-region/lambton/residential/house/5661423>



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Floor Plan  
Total Internal Floor Area: 86 sqm



Site Plan  
Not to Scale



83 Croudace St.,  
Lambton

