




**37 Hobart Road New Lambton NSW**

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## RENOVATED AND GORGEOUS!

Step inside this beautifully renovated home to discover a warm and welcoming family home that will delight and surprise!

Offering:

3 bedrooms all with built-ins and ceiling fans

Comfortable living space at the front of the home

2nd living area located at the rear of the property with RC air conditioner

Galley style kitchen with gas cooking and stone benchtop

2 full size bathrooms and one with bath, ideal for that luxurious soak.

Single garage plus off street parking for another 2-3 cars

Spacious level yard with undercover entertaining and plenty of room for the kids to play!

Extras include:

Inbuilt/concealed dishwasher

In-line filtration system in kitchen (for filtered cold water)

Crimsafe screen doors on front and back

Plantation shutters

Ceiling fans

Polished Timber floors

Zoned for New Lambton public Primary and Lambton high

Located close to local cafes, restaurant, shopping, Schools, parks, Lambton Pool, McDonald Jones Stadium, Entertainment Centre, Wests New Lambton and plenty more.

AVAILABLE 19th July, 2022

Pets on application

6 or 12 months

Only Crawford Real Estate applications accepted,

\*To inspect our properties you must register so we can advise of any changes or cancellations. To register either hit the book inspection button or enquire to be advised of available times.

Our Agents are following the COVID-19 Safety Plan

Social Distancing applies at all our Open Homes and our Agent will provide Hand Sanitiser upon entry. Please keep 1.5 metres away from others, do not touch things within the home and if you are showing cold symptoms we ask that you do not attend. We strongly recommend you wear a mask where social distancing cannot be maintained

**View :** <https://www.crawfordrealestate.com.au/lease/nsw/newcastle-region/new-lambton/residential/house/7076466>



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