



45 Marshall Street New Lambton Heights NSW

3 2 2

This absolute charmingly appealing home creates a peaceful family retreat, nestled within beautiful gardens in a quiet, tree lined Marshall street.

This property comes with some amazing history initially built in 1969 with the home being loved by one family with the name Marshall in their bloodline. Marshall Street was aptly named in 1937, named after James Gordon Marshall.

Step inside and discover an abundance of space with multiple options for living. Choose from the upper lounge room with featured mantel, chandelier lighting and covered balcony with views to Mt Sugarloaf or 2nd living room with reverse cycle air conditioning, plenty of floor to ceiling storage or the sunny north west facing sunroom perfect for soaking up the sun in those cooler months.

A heart-of-the-home kitchen featuring 4 burner gas stove top, gas wall oven, plenty of cupboard storage and large breakfast bar, making meal preparation a breeze.

All 3 bedrooms offer built in wardrobes, 2 bedrooms include their own reverse cycle air conditioners.

Price : \$ 1,100,000
Land Size : 758 sqm
View : <https://www.crawfordrealestate.com.au/sale/nsw/newcastle-region/new-lambton-heights/residential/house/7930834>



Phillip Swan
4957 6166



Amanda Swan
02 4957 6166



Internal area ~271m²



45 Marshall St, New Lambton Heights

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.