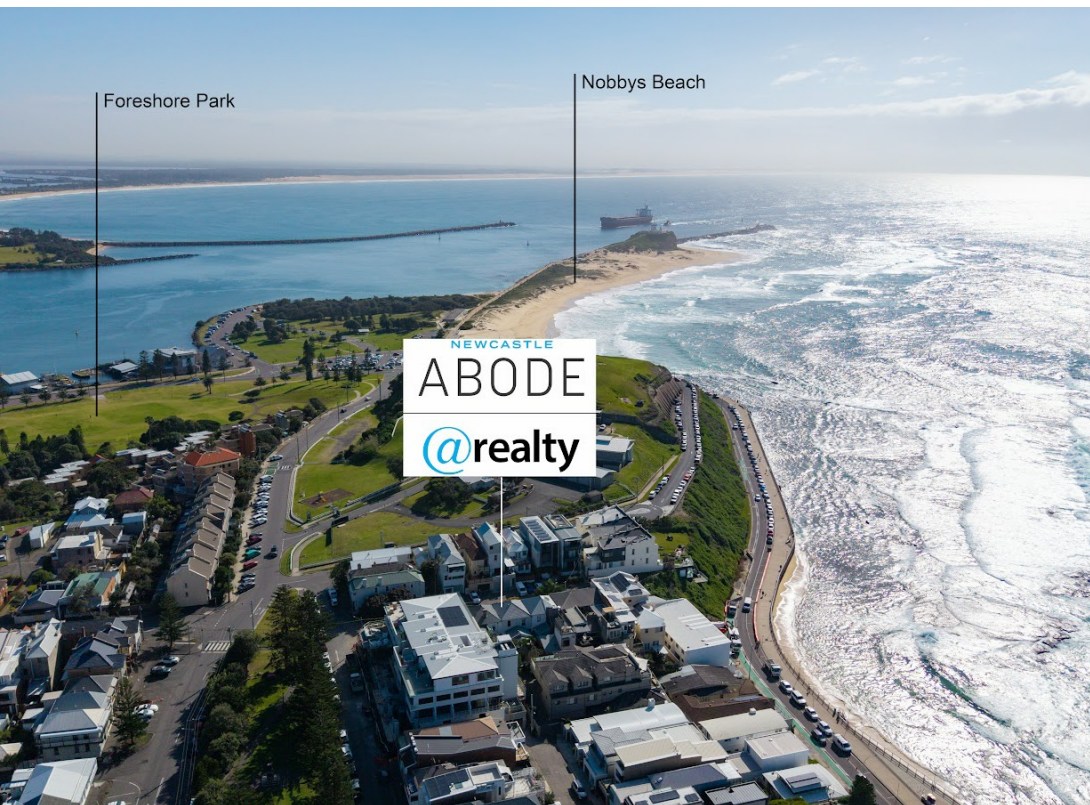


15 BEACH STREET, NEWCASTLE EAST, NSW, 2300



FOR SALE

MUCH LOVED HISTORIC TERRACE IN PRIME NEWCASTLE EAST LOCATION

This charming two-bedroom terrace offers the ultimate beachside lifestyle in the heart of Newcastle East, where ocean views and historic character create an unmatched living experience. Perfectly positioned just moments from Newcastle Beach and the iconic Newcastle Ocean Baths, this property combines the convenience of inner-city living with direct access to some of Australia's most beautiful coastline.

This home welcomes you with an abundance of light and beautiful floorboards throughout, creating a warm and inviting atmosphere that flows seamlessly from room to room. The layout includes two spacious living areas and two large bedrooms both featuring built-in robes. The main bedroom adjoins a sun-drenched, north facing enclosed verandah, the perfect spot for your morning coffee, reading a good book or a quiet study area.

The versatile front living area offers endless possibilities: transform it into a third bedroom, a formal dining area or a dedicated downstairs home office. Modern conveniences include a spacious bathroom, internal European laundry, and a large kitchen with gas cooktop and plenty of storage. With gas heating, ceiling fans and washable sun-block curtains throughout, year round comfort is guaranteed.

This home has been meticulously cared for and offers excellent potential to extend upstairs to the rear. There is scope to add another bedroom, a second bathroom and perhaps an open balcony (STCA), allowing you to further capitalise on this prime location. Imagine the view!

To the rear there's a delightful entertaining space, perfect for alfresco dining with family and friends. It's fully fenced and secure with walkway access to Newcastle Baths and surrounding beaches that could have you swimming in just a few minutes. There's three additional storage cupboards included for all your beach gear and garden equipment.

Newcastle East offers a fabulous lifestyle! You're not only surrounded by our beautiful coastline and fabulous working harbour but a plethora of parks and dining options including, cafes, restaurants, bars & hotels. Transport is great too with our light rail and Newcastle Interchange.

15 Beach Street, has so much to offer! Now's your chance to make it yours! Please feel free to

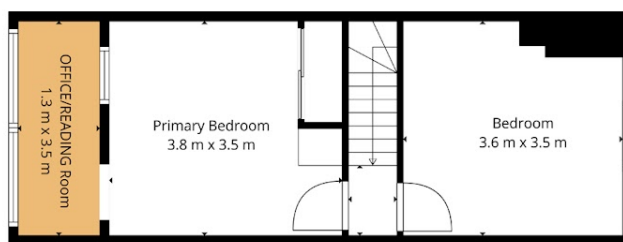
2 BED | 1 BATH | 0 CAR

PRICE:
\$1,575,000 - \$1,725,000

OPEN FOR INSPECTION:
N/A



Anne Alexander
0416269637
anne.alexander@atrealty.com.au
www.atrealty.com.au



First Floor



Ground Floor



SITEPLAN (NOT TO SCALE)



15 Beach St,
Newcastle East



Total Internal Floor Area: 81m²

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.