



6 Elata Way Warabrook NSW

3 1 1

This brick and tile home set on one level is a fantastic option for first home buyers, downsizing couples or investors.

With its well positioned location close to Waratah Shopping Village, public transport, Newcastle University and The Calvary Mater Hospital this home has loads of appeal.

Features Include:

- ? 3 bedrooms all with built in wardrobes, 2 with ceiling fans
- ? The main bedroom has access to the 2-way bathroom which offers separate WC, shower, bath plus 2 linen closet, creating ample storage.
- ? Open plan living and dining area with split system air conditioning
- ? Functional and tidy kitchen with electric cooking, ample bench and cupboard space
- ? Single garage with internal access and access to the yard
- ? Easy to maintain flat and fully fenced yard with

Price : \$ 725,000
Land Size : 405 sqm
View : <https://www.crawfordrealestate.com.au/sale/nsw/newcastle-region/warabrook/residential/house/7207211>



Phillip Swan
4957 6166



Amanda Swan
02 4957 6166



16 ELATA WAY WARABROOK

CRAWFORD
REAL ESTATE

All measurements are indicative and shown in metres. It is not an exact replica of the property internally or externally. Interested parties should not rely wholly on these plans and make their own enquiries.