



### 62 Bridges Road New Lambton NSW

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Nestled in a sought-after area, this freshly painted (inside and out), three-bedroom home presents a unique opportunity for those with a vision for transformation. Situated on a bustling road, this property offers the convenience of city living combined with the tranquility of a quiet home, thanks to its noise-reducing windows and well-fitted fly screens.

As you step through the front door adorned with a beautiful coloured glass window, you are greeted by a spacious and inviting interior. The home features two generous living spaces, perfect for family gatherings and entertaining guests. The kitchen, complete with a European laundry, provides a functional space ready for a modern makeover.

The master bedroom boasts a stunning sunroom, offering a serene retreat bathed in natural light. The home includes a well-appointed bathroom with both a tub and a shower, as well as a separate W/C for added convenience.

Additional highlights include:

\*Zoned ducted air conditioning and heating for year-round

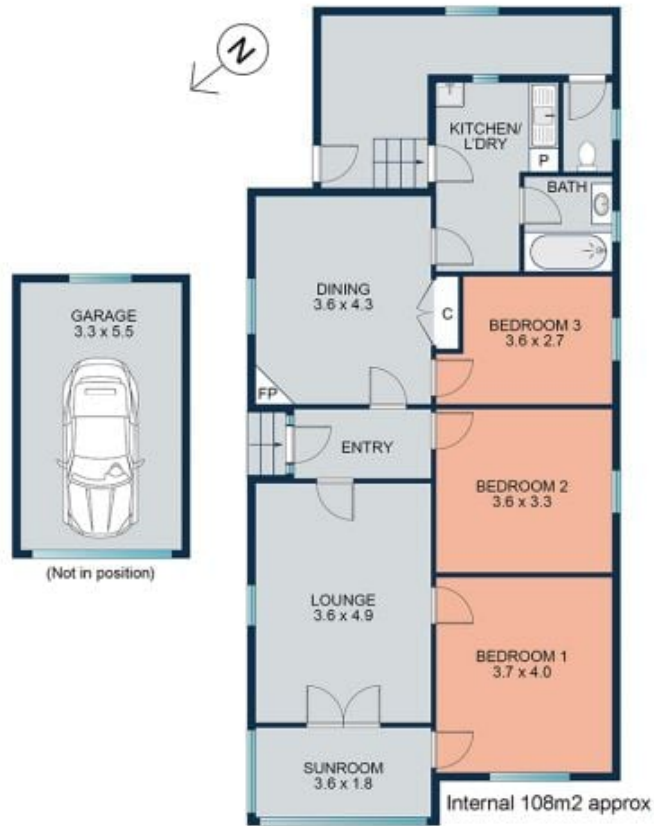
**Price** : Price guide: \$750,000  
**Land Size** : 455 sqm  
**View** : <https://www.crawfordrealestate.com.au/sale/nsw/newcastle-region/new-lambton/residential/house/8056521>



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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.