

## Belmont, 24 Albert Street

### LIFESTYLE, CHARM AND A SHED THAT'S BUILT TO IMPRESS

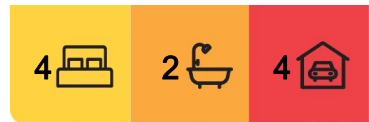
Discover the perfect blend of retro charm, modern comfort, and all the convenience this lifestyle location has on offer. Sitting less than 450m to the lakes edge, within walking distance to either of the local schools and only moments to the local shopping precinct for a bite to eat, coffee or the groceries. An ideal opportunity for families looking to live in one of Belmont's most sought-after streets.

#### Property Features:

- Multiple Living Areas: A well-designed floor plan offers multiple living spaces, perfect for family gatherings and entertaining.
- Spacious Bedrooms: Four well-proportioned bedrooms, three with built-in robes and ceiling fans ensure year-round comfort, with the fourth bedroom currently setup as a sound proof media room. The main bedroom also features its own private sunroom ideal as a retreat, study nook or baby nursery.



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



**For Sale**  
\$1,200,000

**View**  
[ljhooker.com.au/YABHN8](http://ljhooker.com.au/YABHN8)

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**LJ Hooker Warners Bay**  
**(02) 4915 3800**

- Stylish Bathrooms: Two renovated bathrooms provide convenience for the whole family. The main includes a bath, shower, vanity, and toilet, while the second-combined with the laundry-offers additional storage, a shower-over-bath, vanity, and toilet.
- Modern Kitchen: The contemporary kitchen boasts quality appliances, a walk-in pantry, and a practical layout, making meal preparation effortless. Overlooking the outdoor entertaining and back yard.
- Outdoor Entertaining: The backyard oasis is perfect for hosting family and friends, featuring a large, covered deck with a servery window, making alfresco dining a breeze. The front yard offers a lovely, sun-soaked space, to sit and enjoy a cuppa or a book surrounded by the beautiful cottage garden.
- Parking and Storage: Plenty of off-street parking, including a high-clearance double carport-ideal for a caravan-plus a double garage that will be the envy of your mates, offering a workshop, storage area, and a spacious home office at the rear.
- Other Features: Fully fenced, child and pet friendly yard; solar electricity, natural gas, combustion fireplace and split system air conditioner.

**Location Highlights:**

- Walk to Local Shops and Cafés: Conveniently close to Belmont's shopping precinct, restaurants, and daily essentials.
- Excellent Schools Nearby: A fantastic choice for families, with reputable schools just minutes away.
- Recreational Lifestyle: Enjoy the best of Lake Macquarie, with swimming spots, scenic walking tracks, and parks all within easy reach.
- Easy Commute: Quick access to public transport and major roadways for seamless travel to Newcastle and beyond

## More About this Property

<b>Property ID</b>	YABHN8
<b>Property Type</b>	House
<b>Land Area</b>	616 m2

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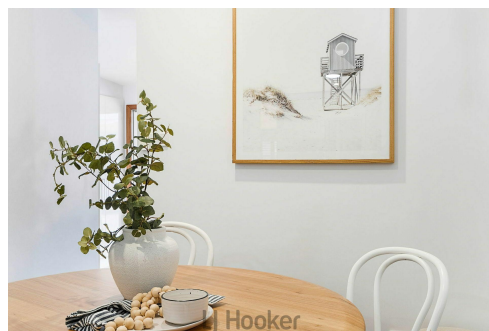
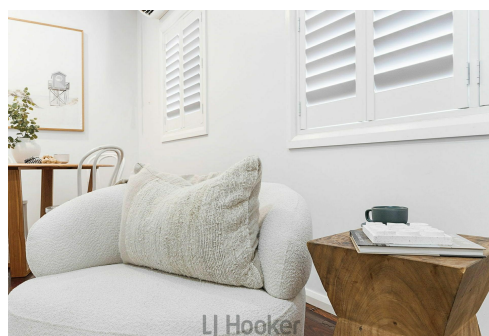
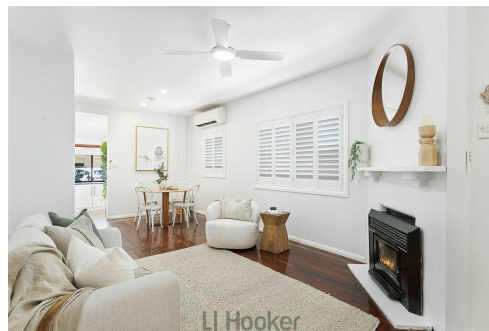
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