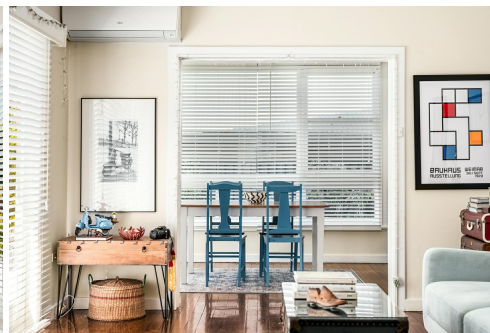




Rutherford, 12 Pearson Street

Old School Charm & Modern Flair All Found Here!

From its super charming street appeal, through to the thoughtfully renovated interior, this striking property, is the perfect blend of classic art deco character and contemporary comfort & style.

Positioned on a robust 714.9sqm block with side access, the externals inviting exterior makes & leaves an immediate impression. From the manicured lawns, quaint cottage gardens, and a winding stone pathway that leads to an elevated concrete verandah - a welcoming spot to enjoy your morning coffee ritual.

On entry you'll truly appreciate the sunny north-facing aspect, to your left the main living and dining areas are bathed in natural light through expansive picture windows and doors. A fresh & neutral palette coupled with the hardwood timber floorboards that flows through the home, all conveying a warm & inviting atmosphere, while high ceilings and original art deco details enhance the sense of space.



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.

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For Sale
\$715,000

View
ljhooker.com.au/1DS5F6H

Contact
Ben Cotton
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LJ Hooker Maitland
(02) 4933 5511

The second informal living area features a stunning wood-burning fireplace as its centerpiece, complete with a decorative tiled hearth and a timber mantel that seamlessly integrates into the surrounding custom cabinetry-a cozy space for cooler months. This space is offset from the kitchen, a true standout, featuring hexagonal floor tiles, contemporary timber benchtops, quality stainless steel appliances, and subway tiled splashback.

The sleeping wing of the home features, three generously sized bedrooms, with built-in wardrobes in two. The master bedroom is spacious, with decorative wooden paneling & floating bedsides, while the main bathroom central to them all showcases large tiles, floating vanity and large shower. The optional 4th bedroom features as a current utility room which was formally the Master Bedroom complete with its very own ensuite & access to a timber deck, accessible through sliding glass doors.

Externally the home continues to impress, with spacious & flourishing gardens, a second elevated timber undercover alfresco just perfect for family gatherings or quiet relaxation. Secure fencing adds peace of mind for the fur babies & kids to enjoy.

The location on offer is second to none, being super quiet & a short walk has you at the doorstep of 3 shopping centres, bowling club, public transport options & schooling/daycare options. With this in mind, we see this home just perfect for Families & investors looking for growing areas close to "all the action".

Proudly marketed by LJ Hooker Maitland, please call exclusive agent Ben Cotton 0434 638 822 - 7 days for all inspections & further information.

All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

More About this Property

Property ID	1DS5F6H
Property Type	House
Land Area	714 m2
Including	Air Conditioning Toilets (2) Built-in-Robes Close to Schools Close to Shops Close to Transport

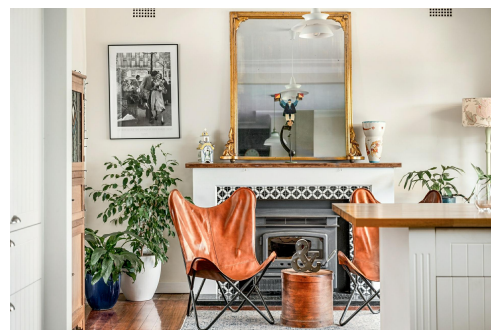
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