



19 Lawson Crescent, Taree

## 5 Bedrooms & 3 Bathrooms | Exceptional Views of the Taree Racecourse

Positioned in the sought-after Racecourse Estate, 19 Lawson Crescent presents a spacious brick and tile residence designed to accommodate the needs of a growing household. Set on a 667sqm block, this well-built home offers a flexible layout with five bedrooms, three bathrooms and multiple living areas, providing plenty of room for day-to-day living.

All bedrooms include ceiling fans, with four featuring built-in storage. The master suite is privately positioned upstairs, complete with its own ensuite bathroom and private balcony. Two of the bedrooms are located on the lower level, one equipped with air conditioning and another featuring a fully renovated ensuite, offering added flexibility for guests or extended family. The main bathroom services the upper level and is generous in size, presented in original condition with scope to update over time if desired.

The air conditioned main living room offers a comfortable place to unwind, while the modern updated kitchen flows through to the dining area and an additional living space at the rear.

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**FOR SALE**  
PRICE GUIDE \$720,000-\$740,000

**VIEW**  
By Appointment

**AGENTS**  
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**AGENCY**  
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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.

 **LJ Hooker**

Polished timber flooring adds a practical and inviting touch, making this zone well suited to both everyday living and entertaining.

At the front of the home, a covered verandah captures a pleasant outlook across the Taree Racecourse, creating a nice spot to sit and enjoy the surroundings. Additional features include solar panels and a double lock-up garage with a storage room, bar area and plenty of extra space for hobbies.

Located within easy reach of local schools and sporting facilities, this property represents a great opportunity to secure a sizeable home in a well-regarded area. For further information or to arrange a viewing, please contact Justin Atkins on 0417 955 176 or Kelly Sawyer on 0421 025 081.

Approximate Outgoings:  
Mid Coast Council Rates - \$922 per quarter

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Please Note: Certain photographs have been edited to remove furniture and personal belongings owned exclusively by the tenant

## MORE DETAILS

Property ID	1RV5F7G
Property Type	House
Land Area	667 m2
Including	Air Conditioning Toilets (3) Balcony Floorboards Workshop Built-in-Robes Secure Parking Fully Fenced Solar Panels View over Racecourse

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