

INFORMATION SHEET

19 NICHOLSON STREET, CHATSWOOD

Land Size	499.5sqm
Internal Size	178sqm approximately
Water Rates	\$330pq approximately
Council Rates	\$599pq
Gas Kitchen	Yes
Fireplace	Multiple fireplaces throughout
Alarm system	Yes – back to base
Parking	Secure carport – access via Shelley Lane
Year Built	70-90 years ago
Most Recent Renovation	<p>2004-2006: Demolished garage and replaced with carport, renewed timber pergola, updated bathroom.</p> <p>2018-2019: Renewed timber doors at rear, installed polycarbonate roof on pergola, updated kitchen.</p> <p>2022-2024: Renewed stormwater drain along East side of house, replaced skillion roof at rear, renewed bay window in lounge room and renewed timber balustrade on front verandah.</p>
Heritage Listed or Conservation Area	The property (or part thereof) is located in a heritage conservation area
Rental Potential	\$1,300 - \$1,400 per week
School Catchment	Roseville Public School – 1.5km Willoughby Girls High School – 2.3km Chatswood High School – 2.9km
Distance to	Beauchamp Park – 200m Westfield Chatswood – 1.1km Roseville Golf Club – 2.4km Sydney CBD – 11km

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