



342 Russell Street | West Bathurst

Renovated, Spacious & Ready to Enjoy

A beautifully renovated home, fantastic location and gorgeous district views - this property is ready to move straight in and enjoy.

Ideally located close to the heart of Bathurst, the hospital, local shops and schools, this impressive four-bedroom residence offers an outstanding opportunity for first home buyers, families, downsizers and investors alike.

Freshly renovated throughout, the home combines modern style with a practical floorplan designed for comfortable everyday living.

At the centre of the home is the spacious open-plan kitchen, dining and living area, providing a fantastic space for the whole family to come together. The renovated kitchen is generous in size and features excellent storage and a great pantry, making it as practical as it is stylish.

Accommodation is well catered for with four well-proportioned bedrooms, while the separate study provides an ideal space for working from home or studying.

The home also features two bathrooms plus an additional toilet, making it well suited to families and those who love to entertain.

Outside, there is a single carport plus off-street parking for two vehicles, along with valuable under-house storage for tools, equipment and household belongings.

Adding to the appeal are the gorgeous district views across Bathurst towards the surrounding mountain ranges, providing a beautiful outlook and a real sense of space.

Whether you're looking for your first home, downsizing into something comfortable and modern, or searching for an investment where all the hard work has already been completed, this property deserves your attention.

Simply move in, unpack and enjoy everything this beautifully renovated home and convenient Bathurst location have to offer.

McGrath

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Disclaimer: 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

FREQUENTLY ASKED QUESTIONS

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LAYOUT	4 Beds, 2 Baths, Single Carport
LAND SIZE	837 sqm
STRUCTURE	Brick and Timber
COUNCIL RATES	\$1,057.50
RENTAL ESTIMATE	\$680 - \$720 per week
HEATING COOLING	Split System Daikan
NBN INTERNET CONNECTION	NBN Fibre to the Node (FTTN)
KITCHEN APPLIANCES	Electric Stainless oven Electric 4 burner stovetop SS rangehood Miele Dishwasher
OCCUPANCY	Vacant
OTHER	Under house storage room, Seperate study
Nearby Schools	Denison College of Secondary Education, Bathurst High Campus - 0.49km (Zoned) Bathurst Public School - 1.43km (Zoned) The Assumption Catholic Primary School - 0.42km
Nearby Points of Interest	Bathurst Health Service — 0.7 km Bathurst Adventure Playground — 600m Machattie Park — 1.4km Bathurst Chase — 1.7km Bathurst CBD — 1.9km