



61 Ferndale Street Newtown, NSW



### Charming Victorian terrace in tree lined street

Set on one of Newtown's most peaceful, tree-lined streets, this charming 2 bedroom, updated Victorian terrace is perfect for first home buyers and investors alike. An easy stroll to King St, Newtown and Enmore Road, Enmore as well as walking distance to Newtown and St Peters train stations, this home provides a lifestyle of convenience, character and charm. This home is conveniently located within walking distance of some of the Inner West's finest eateries and cafes.

- Separate living, dining and kitchen spaces
- Private and tranquil rear courtyard
- Modern, oversized bathroom
- Split system air conditioning
- Excellent proximity to universities and schools
- A short walk to both Enmore Park and Sydney Park

**Inspect:** Thursday, 19th September 2024 12:00 - 12:30  
Saturday, 21st September 2024 11:30 - 12:00

**Auction:** 28/09/2024 12:00 pm

**Price:** Contact Agent

**Council Rates:** \$385.00 p/q

**Water Rates:** \$195.00 p/q



**George Spiroglou**

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**Adrian Vassallo**

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Site Plan



First Floor



Ground Floor



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.