



18 Birkdale Boulevard Cessnock, NSW

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### Your Hunter Valley Hideaway

Currently set up as a lucrative Hunter Valley air bnb, this four bedroom home will be the pick of the bunch for those looking to elevate their portfolio or perhaps make that tree change. Delivering on split system air and open plan living that backs on to a green reserve/golf course with no neighbours to the rear. Showcasing an airy and fresh feeling throughout with modern and light filled spaces. Located in the established and highly esteemed Stonebridge community on a fenced and flawless 703sqm in the Nulkaba Primary School catchment - Just 1.3kms to Mt View High School, 2kms to Cessnock Cafes/Shops at the gateway to world class vineyards and dining.

- Agents available at any time (subject to Airbnb bookings) to walk you through on Whatsapp or in-person
- Perfectly tidy modern home backing on to Golf Course, parklands/reserve
- Currently set up as a lucrative air bnb
- Split system air to the spacious and seamless living areas
- Kitchen with gas cook top, electric oven, dishwasher and plenty of natural lighting
- All weather outdoor living /alfresco area with no neighbours to the rear

**Price:** \$720,000 - \$750,000



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Site Map



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.