



## 41 Sydney Street New Berrima NSW

2 1 2

A wonderful transformation of this cosy, heritage cottage has revealed a warm and appealing country home radiating charm and character and available at an affordable price rare in the Southern Highlands market. Ideal for couples, first-home buyers or downsizers and set on a low-maintenance 696 sqm block, this totally refreshed, crisply-presented weatherboard residence thoughtfully fuses contemporary updates and its traditional origins, offering an alluring blend of convenience, comfort, simplicity and value.

Features include:

- The cottage is fronted by an inviting country-style verandah - perfect for a relaxing tea or coffee.
- Inside, the effect of the major, recent refurbishment is evident throughout, with hardwood floors, heritage ornate ceilings, wooden cedar windows and a streamlined vibe

**Land Size** : 695.6 sqm

**View** : <https://www.carltonrealestate.com.au/sale/nsw/southern-highlands/new-berrima/residential/house/6646395>



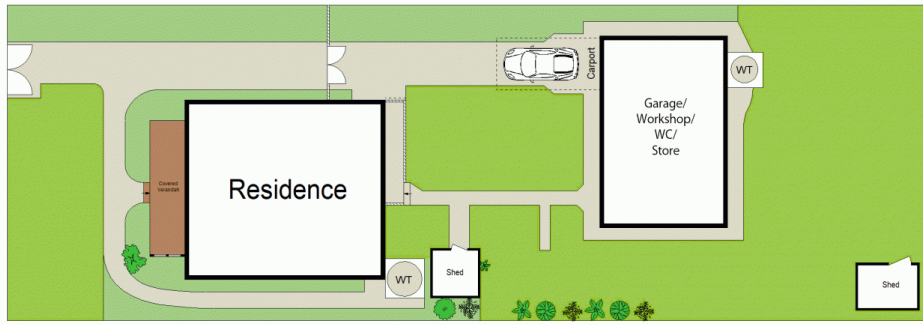
**Mark Walters**  
02 4871 2622



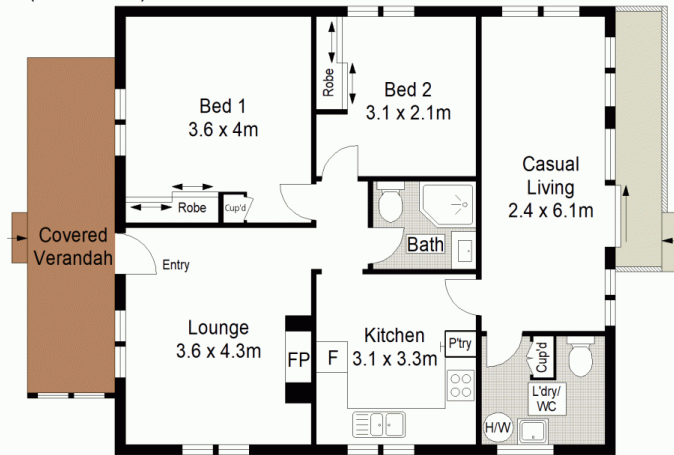
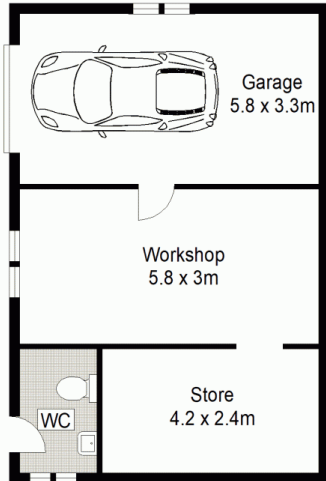
**Jenny Bailey**  
02 4871 2622

<https://www.carltonrealestate.com.au>

We are one of the longest running, award-winning real estate agencies in the Southern Highlands.



SITE PLAN (NOT TO SCALE)



0 1 2 3 4 5  
SCALE (METRES)

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.



41 Sydney Street, New Berrima

EST 1982  
**CARLTON**  
REAL ESTATE