

58 Bolton St, Newcastle, NSW 2300**\$5,000,000**

Office Suite



Majestic Historical Building Sale Newcastle East

Welcome to 58 Bolton Street, a significant landmark in the sought-after Newcastle East region and a testament to Newcastle's vibrant history.

Open for Inspection

By Appointment.

This Property Features

- ? **Historical Significance:** Formerly the Newcastle East Public School, this building traces back to the early 1900s
- ? **Majestic Architecture:** Experience grandeur with soaring ceilings reaching over 4 metres, complemented by expansive rooms
- ? **Modern Updates:** In 2018, the building underwent a meticulous restoration, preserving its ageless beauty
- ? **Strategic Location:** Located in the sought after Newcastle East, this building is nestled within walking distance of Newcastle Beach, Hunter Street Mall, and the evolving East End CBD
- ? 6x on-site secure garage parking spaces and 2x storage cages
- ? Building area of 782 sq metres
- ? Site area of 769 sq metres Torrens Title
- ? Currently leased to Newcastle Grammar School for 5 years commencing 17 March 2026 with an option for a further 5 years (2036)
- ? Annual rent \$275,000 plus outgoings plus GST

This Property Presents Opportunities

- ? **Redevelopment Opportunities**
- ? **Mixed-Use potential** with ground floor approved for Commercial use
- ? **Approval in place** to transform the upper floor into a grand residence
- ? **Make it your next home** with elegant urban living blending historical charm with modern amenities for a unique living experience
- ? **Celebrate the Cultural significance** of the building by transforming it into a cultural space such as a museum or gallery
- ? **Plus Many More...**

The Property History

The 1908/12 building was designed by WL Vernon, a prominent, well respected NSW Government Architect. Vernon designed the building in the 'Federation Free Classical' adapted school style and was originally utilised as Newcastle East Public School until 1992

Listed By

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