**Ray White East Maitland**
90 Lawes Street ,
East Maitland NSW 2323

## 64 King St, Gloucester, NSW 2422

**$675,000**

House 3 1 2















# Blacksmith's Cottage - Timeless Character, Charm & History

Beautifully renovated and rich in original character, Blacksmith's Cottage is a charming weatherboard home that offers a wonderful combination of timeless appeal, comfortable living and a fascinating connection to Gloucester's past.

**Open for Inspection**

By Appointment.

Custom designed and built in 1923 by local builder Charles Joseph Skinner, the home was originally owned by Arthur and Mildred Tate. Its history is closely linked to the Tate family, who were well known in the district for their blacksmithing and farrier skills. Arthur Alfred Tate, recognised as Gloucester's last blacksmith, operated from the workshop at the rear of the property, continuing a family tradition that spanned several generations.

A particularly special feature is found at the rear of the home, where the steps of the back verandah were crafted using timber salvaged from the original blacksmith's workshop. The timber still displays the distinctive burnt iron brandings, offering a wonderful reminder of the property's working history and the people who once called it home.

Inside, the home welcomes you with a wide entrance hallway, high ceilings and beautiful polished timber floors. The generous lounge room provides a warm and inviting space, complete with a slow-combustion fireplace and elegant French doors opening onto the front verandah. Three well-proportioned bedrooms provide comfortable accommodation, while the separate living spaces and thoughtful floor plan offer flexibility for modern family living.

The kitchen is both practical and full of character, featuring ample storage, an under-bench oven, cork flooring, breakfast bar and a clever pantry incorporated into the original fireplace.

A standout feature is the light-filled, north-facing sunroom, complete with air conditioning and sliding glass doors opening onto the undercover rear deck. Overlooking the established gardens, this versatile space creates an easy connection between indoor and outdoor living and is ideal for entertaining or simply enjoying a quiet moment.

The generous backyard offers established gardens, rear lane access, a double garage/shed and excellent under-house storage, providing plenty of room for vehicles, hobbies and additional storage.

Property Features:

**Listed By**
The Office
Phone: (02) 4934 7555

Listing Number: 3564526

Every precaution has been taken to establish accuracy of the information above, but does not constitute any representation by the vendor or real estate agent.