

1/13 Gardenia Grove, Sandy Bay, Tas 7005



Townhouse For Sale

Wednesday, 3 January 2024

1/13 Gardenia Grove, Sandy Bay, Tas 7005

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 147 m2

Type: Townhouse



Jane Chen

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Offers Over \$990,000

This substantial executive townhouse in a prestigious new homes area, offers superb water views and contemporary low-maintenance living within close proximity of the Sandy Bay shopping district. • Elevated position overlooking the River Derwent • Contemporary, northeast facing open plan living • Monochromatic kitchen with granite bench tops • Seamless outdoor entertaining with deck & patio • Master retreat with private ensuite & walk-in robe • 2 bedrooms with built-ins & dual access bathroom • Landscaped, mature garden with level grass area • Remote control single garage with internal access • OSP, intercom, double glazing & irrigation system • Quiet 2-unit complex, generous 527sqm allotment • New homes area 1km from Long Beach Reserve • Near schools, UTAS, shops, cafes & restaurants • Within 6.5km of the city, close to public transport

Built: 2002
Construction: Rendered
Heating: Heat Pump & Electric
Council Rates: Approx. \$2,980 pa
Water Rates: Approx. \$1,200 pa + usage
Rental Rate: Approx. \$700 pw