

**1/43 Wariga Road, Glenorchy, Tas 7010**



**Sold Unit**

Saturday, 12 August 2023

1/43 Wariga Road, Glenorchy, Tas 7010

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 80 m2**

**Type: Unit**



Daniel ten Broeke

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**\$460,000**

This brick and tile unit in a quiet street offers level entry access and convenience close to home. Accommodation provided by two generous bedrooms with built ins, a renovated kitchen and bathroom, and a low maintenance fully fenced yard. Upon entering the home, you are welcomed into the open plan living, a light filled and spacious area with a large bay window. The well thought out, renovated kitchen offers ample storage and bench space, with a gas cooktop and wall oven for easy use. Serviced by a reverse cycle air conditioner and ceiling fan for year-round comfort and climate control. Offering two dedicated bedrooms, both with built in robes and ceiling fans. The home is serviced by a renovated bathroom with walk in shower and modern vanity. The WC and laundry are both separate, the laundry with heaps of storage and direct access to the rear yard. An enclosed outdoor entertaining area provides privacy while entertaining guests. The fully fenced yard offers a pebbled area, with minimal maintenance and a garden shed for storage, tools or a small workshop. The front of the home has established shrubs and grass for any small pets to enjoy. The concrete drive leads to a single open car space for off street parking. Located in a quiet street in Glenorchy, with walking distance from public transport and proximity to Tolosa Park and Northgate Shopping Centre. You will have shopping, cafes, restaurants, doctors, schools and more close by. A short 15-minute commute to the CBD where you will find everything you need.

- Quality brick home in convenient location
- Spacious open plan living with renovated kitchen
- Kitchen with ample storage and gas cooktop
- Two bedrooms with built in robes
- Updated bathroom with walk in shower and modern vanity
- Separate WC and laundry with direct access outside
- Enclosed, private outdoor entertaining area
- Low maintenance, fully fenced yard.
- Proximity to public transport and Northgate Shopping Centre
- 15 minutes from the CBD
- Council rates approx. \$1,490pa
- Water rates approx. \$1,000pa
- Rent appraisal \$380 - \$430