

1 Casuarina Close, Primrose Sands, Tas 7173



Residential Land For Sale

Monday, 3 June 2024

1 Casuarina Close, Primrose Sands, Tas 7173

Area: 2406 m2

Type: Residential Land



Donna Wooley

Offers Over \$945,000

If you have ventured into Primrose Sands anytime over the last few years you most certainly would have noticed the impressive and ongoing building works at 1 Casuarina Close, an imposing structure that rises out of the landscape in its beachfront location. You may or may not be aware of the controversy that surrounds this building, and I am here today to present a unique opportunity for someone with a vision to transform it into their dream residence. You see, when the structure was erected the steel posts were not sufficiently rust proofed, an error that was not detected until the final inspection was undertaken, and not granted. The windows, the electricals, the heating, kitchen appliances, flooring, insulation, tiles and cabinetry had all been installed, ready for the current owners to move into their dream, only to find this catastrophic error had taken place. The building surveyor has been through, and the outcome is that the structure must be either levelled to the slab, where work can start again or the house is to be stripped back to the steel frame where the posts may be sand blasted and sprayed with a rust proof coating. So effectively, what I have on offer today is an incredibly located parcel of land, measuring a little over 2400 square metres, with a concrete slab, with planning permits in place, and an approved and installed enviro-cycle and power. With ocean access via a small crown reserve, this remarkable waterside property presents stunning vistas of Fredrick Henry Bay, the Isle of Caves, and Mt. Wellington in the background. Whales and dolphins frolic in the water side and there is incredible swimming, diving, fishing to be had, literally at your door step. Imagine waking up to the sound of waves and panoramic ocean views every day. This is a rare chance to own a spectacular piece of water front real estate in Australia. Forget the building woes and envision the endless possibilities this location offers. Whether you choose to restore the existing structure or start fresh, 1 Casuarina Close could be the place where your dream home becomes a reality. Don't miss this unique opportunity to create your sanctuary in one of the most beautiful and serene locations in Tasmania. And I promise you, if this is where you call home, you'll never want to leave.

- Around 90 metres of coastal access via small crown reserve
- 2406 sqm of stunning ready to build block
- 3 phase power, enviro cycle and planning permits in place
- Strip back to frame or start from scratch, you choose
- Make this dream a reality

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