

1 Norfolk Street, Perth, Tas 7300



House For Sale

Wednesday, 14 February 2024

1 Norfolk Street, Perth, Tas 7300

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 817 m2

Type: House



Nick Hay

0363108320

Best Offer Over \$450,000

Note: Internal photos are available upon request. Inspection by appointment only. Located on the edge of one of Launceston's most popular outlying towns, Perth, (under 20km drive north to CBD of Launceston) is this brick and tile home on a totally level allotment. If you have been eager to get into the real estate market but finding it tough in Launceston proper then this property within an easy commute of Launceston could be worth considering. C1968 this home offers 3 bedrooms and one family bathroom with a kitchen/dining area and a separate lounge and those looking for a project - the small house footprint (107m²) on a block size of 817m² - could potentially extend/further develop the property (STCA). The home is positioned in the middle of block giving you a sizeable front and back yard. Low maintenance with loads of space for more trees, shrubs, vegetable gardens or even a hen house, the garden is essentially lawned with easy care flower beds around the perimeters. A handy shed with roller door access could be a garage for 1 or extra storage space for outdoor equipment, or perhaps you are a home handy person looking for a work/tool shed? Perth is a quaint little town with charming homes and historic shop fronts. It is sandwiched between Longford and Evandale (both gorgeous in their own right) and sits on the South Esk River. If you are a regular traveler, the Launceston airport is only 6 minutes away by car, a drive to Devonport to catch the Spirit of Tasmania will take you around 1 hour and with the journey to Launceston so short, working in the City and choosing the quiet semi-rural lifestyle in Perth is totally doable. • 3 bedrooms all carpeted • Family bathroom with separate toilet • Kitchen + dining combined • Separate living room • Electric + wood heating (Saxon wood fire) • Combination electric + wood heating • Fully fenced with timber palings + Colourbond • Rates - \$1,236p.a. (approx.) • North easterly aspect Howell Property Group has no reason to doubt the accuracy of the information in this document which has been sourced from means which are considered reliable, however we cannot guarantee its validity. Prospective clients are advised to carry out their own investigations.