

# 10 Nicholls Road, Karoola, Tas 7267

## Sold House

Friday, 1 September 2023



10 Nicholls Road, Karoola, Tas 7267

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 1 m2**

**Type: House**



Ananda & Kate

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## Contact agent

A true rural gem nestled in the heart of the beautiful Tasmanian countryside. This expansive 1.34-hectare acreage/semi-rural property offers the perfect opportunity for families seeking a peaceful and serene lifestyle away from the hustle and bustle of city life. Located just 26 kms north of Launceston, this 1980s farmhouse offers breath-taking panoramic views of the surrounding rolling hills. The property boasts four generous-sized bedrooms, including the main bedroom with ensuite and walk-in robe, as well as a second bedroom with ensuite, a sunroom at the entry, and a double garage. An additional garage can also be used as a studio, providing ample parking and storage space. This home features timber look panelled walls, heat pumps for heating and ensuring comfort all year round. Though the interior is a nod to the 80's flair, the property holds incredible potential for transformation into your dream sanctuary. The sunny aspect and fertile land provide excellent conditions for thriving vegetable gardens, allowing you to embrace sustainable living. While the property requires a tank water system and on-site waste system, the benefits of a rural getaway far outweigh these minor considerations. Enjoy the tranquillity of the countryside whilst still being within easy reach of both Lilydale township and Launceston city centre. The land surrounding the farmhouse is cleared and ready for your vision, whether that's raising livestock or simply creating the perfect family haven. Embrace the peace, serenity, and endless possibilities of this idyllic rural retreat – your new slice of Tasmanian paradise awaits. Council Rates: \$350 per quarter approx Land size: 1.34ha approx. Building size: 150m2 approx. Year built: 1980's Key 2 Property have obtained all information in the document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.