

# 106 Honeywood Drive, Honeywood, Tas 7017

PETERSWALD  
for property

## Sold House

Thursday, 19 October 2023

106 Honeywood Drive, Honeywood, Tas 7017

Bedrooms: 4

Bathrooms: 3

Parkings: 7

Area: 1 m2

Type: House



Bec Owens  
0439623194



Mahalia Triffitt  
0497257781

**\$1,200,000**

Welcome to 106 Honeywood Drive—a private and expansive family home exuding high-quality craftsmanship and thoughtful design. Nestled within a hectare of gated and fenced grounds, this residence offers a luxurious retreat for those seeking unparalleled comfort and entertainment opportunities. As you step inside, you'll immediately appreciate the attention to detail and superior construction evident throughout. The spacious floor plan boasts ample room for family living and entertaining, making it ideal for those with a discerning taste. The large open plan living area features picture windows framing the valley views and bringing the outside in, kept cosy year round with ducted heating and cooling as well as a substantial wood fire for ambience and comfort. The kitchen is truly the hub of the home with large range cooker, central island bench and abundant storage making entertaining a breeze. Open to the large dining area that flows to the pool room, lounge and decks surrounding this central living zone. One of the highlights of this exceptional property is the indoor pool, where you can enjoy a refreshing swim in any weather or simply relax in its inviting ambience. This area is serviced by a separate toilet and shower. The large open plan living areas flows seamlessly to 67 sqm of decked entertaining area perfect for gatherings and al fresco dining. Equipped with a built in BBQ, outdoor kitchen, fridge and ceiling heat panels the entire area can be screened in with pull down screens providing year-round comfort and the ultimate setting for hosting guests or enjoying a quiet evening with family. Complimented by four generous bedrooms, the master with large walk-in robe and luxurious ensuite and the other bedrooms with built in joinery featuring generous robes in all and desks in two of the rooms. The family bathroom features a soaking tub, walk-in shower and ambient lighting. A spacious and functional laundry has external access and abundant storage. Within close proximity to the home there is a substantial shed and workshop with wood heater and a separate ply-lined space for gym or hobbies. Equipped with multiple carport bays, double roller doors and total internal space of approximately 118 sqm, the amenity of this workshop and storage area is second to none. With ease of access and large turning area outside there is ample space for boats, caravans or trailers to manoeuvre with ease. Externally there are established gardens, mature gum trees, kids playground, mud kitchen/playhouse and expansive parking areas. A true lifestyle property with a peaceful and private location, yet only 20 minutes to the CBD and within easy access of services and amenities in both Clarence and Glenorchy. - Ducted heating/cooling (27 kw) + separate heat pump to pool area (15 kw) - Solar heated indoor pool (Solarmat), 50,000 lt capacity, heat pump backup (20 kw). - Pool depth 1.2 m shallow end grading to 2m deep end - 7 Kw solar panels + 3 phase power connected to house - 40,000 lt water storage (2 x 10,000 lt under house and 2 x 10,000 lt at shed) - Mains water connection (currently only backup as self-sufficient with tanks) - Envirocycle - Large shed and workshop - Spacious open plan living - Screened undercover deck - Fenced and electric gates - High quality fit-out Year Built: 2007 House Size: 301 sqm Shed/Carport: 238 sqm Land Size: 1 ha / 2.47 acres Rates: \$1,780 per annum approx #findhomewithus Schedule a private viewing and imagine the possibilities that await in this extraordinary family haven.