

12 Culloden Avenue, Lutana, Tas 7009



House For Sale

Tuesday, 30 January 2024

12 Culloden Avenue, Lutana, Tas 7009

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 1032 m2

Type: House



Alyce Fleming
0499082614



Ruth Malcolm
0455330665

Offers Over \$695,000

Enjoy the rewards or appreciate the returns – this immediately appealing property provides ample space to meet the needs of a growing family and also offers investors the prospect of positive proven rental yields. From either perspective it's an exceptional opportunity. A floor-plan featuring two separate living zones, one with polished hardwood floorboards and a well-designed open-plan kitchen, delivers ideal flexibility that's complemented by generous alfresco decking and substantial garden surroundings where the views reach to Mount Wellington. Up to four bedrooms served by two bathrooms include a main bedroom with a walk-in and ensuite that enjoys an impressive Mount Wellington view and a zone of its own. The comfort, quality and character of the accommodation highlights the ability of this home to adapt to evolving priorities as a young family grows. Bright, beautifully presented and poised for instant enjoyment, the size of the allotment further enhances an address, with a double garage, that's conveniently close to New Town Bay, several parks, schools and shopping options. A property that functions brilliantly, whether the kids are six, sixteen or anywhere in between. For further information or to arrange an inspection, please contact Alyce on 0499 082 614 or Ruth on 0455 330 665.