

# 12 Forest Road, West Hobart, Tas 7000



## Sold House

Wednesday, 4 October 2023

12 Forest Road, West Hobart, Tas 7000

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 459 m2

Type: House



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## Contact agent

A captivating Edwardian home on the vibrant city fringe. Experience the epitome of city living in this magnificent Federation property in the highly sought-after suburb of West Hobart. This grand residence offers an unparalleled lifestyle of luxury and comfort, embodying the perfect blend of classic charm and modern refinement. The character of the original 1910 home with high ceilings, polished timber floors and leadlight windows has been entwined with the modern architectural style of the extension beautifully to create a seamless transition from the old to the new. This property is a testament to the timeless allure of Federation design. There are spaces to relax or retreat, spaces to entertain and spaces for the family to come together. Working from home will also be a joy, with a separate access for clients if required. An ornate door way leads to an elaborate hallway. To the right is the lounge featuring a bay window, with a day bed with views to the mountain, to soak up the afternoon sun. Further on four generously proportioned bedrooms, three with built-ins and one with a kitchenette plus two sumptuous bathrooms provide each family member with a space of their own. The heart of the home is undoubtedly the living area, complete with clerestory windows and double glass doors that adds to the warm, light-filled and inviting ambiance. The open-plan layout encourages flow between spaces, making it perfect for entertaining and family living. Under-floor heating along with open fire places or a wood heater offers choices for year round comfort. The exposed brickwork cleverly reminds you of the history of the home breathing soul into the surroundings. The culinary kitchen with premium appliances and designer lighting is a pleasure to cook in and entertain from. Step outside onto the alluring grassed area, where you can enjoy alfresco dining while taking in the breathtaking city and mountain views whilst listening to the calming sound of your inbuilt water feature. The property also features a rear deck, a private courtyard, a wine cellar and a handy shed, all spread over 459 sqm land area. This West Hobart gem is more than just a home; it's a lifestyle. The location is unbeatable, with the city's finest restaurants, cafes, and shops just a short stroll away. Meanwhile, the serene mountain views remind you of the natural beauty that Tasmania has to offer. This is a rare opportunity to own a piece of Hobart's history and enjoy a lifestyle of luxury and convenience. Don't miss out on the chance to make this dream home your reality. Contact us today to arrange a private viewing. The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however, cannot guarantee it. Accordingly, all interested parties should make their own enquiries to verify this information.