

12 Langura Avenue, Chigwell, Tas 7011

RIPPLE

House For Sale

Tuesday, 12 March 2024

12 Langura Avenue, Chigwell, Tas 7011

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 594 m2

Type: House



Mel Shutt

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Offers Over \$540,000

Facing East and full of natural light, this comfortable three-bedroom home features expansive views over the Derwent River and across to the Eastern Shore hills. Built circa 1964, the charming property has been updated with a fresh coat of paint, fully insulated with ceiling batts, and the beautiful Tas Oak floorboards have been re-finished - ready for your family to move straight in. The spacious and inviting living room has a wood fire to warm the space and create a cosy atmosphere during cooler weather, and the front balcony provides a fantastic vantage point to soak up the sun and stunning outlook. Refreshed with new appliances, the kitchen includes a dishwasher and plenty of room for dining. All three bedrooms are generously sized and the two front-facing bedrooms share the same wonderful water views - imagine waking up to this every day! Compact yet stylish, the bathroom makes the most of the available space, with a vanity and shower over bath, plus a separate toilet and laundry facilities leading outside. The 594 sqm block is securely fenced and ideal for pets and kids to play safely. The neat garden is low maintenance, but also offers potential for further landscaping, starting a veggie garden, or extending the modest covered outdoor area and really making the space your own. There's also plenty of storage under the house and off-street parking available. Located in a well-established area just 15 minutes' drive from central Hobart, you will be conveniently close to all the amenities at Claremont and Glenorchy, and internationally renowned MONA is just five minutes away. There are local schools and childcare options in the area, a bus service close by, as well as the Intercity Cycleway for those who like to leave the car at home. Enticing and up-to-date, this outstanding property is perfect for first home buyers or investors. Mel will be delighted to show you around - call today to arrange a viewing time and see it for yourself! We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.