

12 Timsbury Road, Glenorchy, Tas 7010



House For Sale

Tuesday, 7 May 2024

12 Timsbury Road, Glenorchy, Tas 7010

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 794 m2

Type: House



Leesa Harrison

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Offers Over \$480,000

It is my pleasure to bring 12 Timsbury Road to the market for the very first time. This much loved home exudes possibilities, built in 1954 with character features such as decorative cornices and ornate ceiling roses in both the family room and master bedroom. The location is superb and makes for easy and convenient living as well as mostly all day sunshine streaming into the living areas, especially from the covered patio at the front of the home. Stepping inside you are greeted with glass paned timber double doors and a suspended triple light fixture. The layout provides an easy flow through the home with living to one side and bedrooms to the other. The lounge/family room is sizable enough to provide for an open plan living and dining room without compromising on space and the kitchen is positioned adjacent which features another more private dining nook, ample cabinetry space and a walk in pantry. There are three great size bedrooms spaced along the hallway, with an enormous master bedroom which hosts a built in wardrobe. The bathroom is positioned centrally to the bedrooms. Off the kitchen there is utility/sunroom as well as both a separate toilet and laundry. Underneath the house through double opening doors is a surprisingly large under house storage area, split into three sections two being storage and one has been utilised as a workshop. While under the house you can get a good look at the base of the timber floorboards that run through the home which are currently protected by floorcoverings. In addition to the under storage there is also another storage shed which sits stand alone from the house. For parking there is off street parking and a carport. The rear yard is mostly flat and quite private. The allotment has an overall size of 794m² (approx.) and has a bounty of established fruit trees - apple, nectarine, apricots, cherry, kiwifruit and fig. You can't get a better position, being only a moment from the Howard Road shopping hub which houses, Bunnings, Spotlight, Anaconda and popular Red Square Cafe and more, Glenorchy CBD is an approximate three minute drive or short easy walk and boasts many amenities - major shopping centres, local schools, health centres, cinemas, fruit and veg market and sporting grounds. Public transport options are located close by and the commute to Hobart is a quick approximate 10 -12 minute trip by car. 12 Timsbury Road will suit a range of buyers including those ready to make updates, buyers entering the market or those ready to make a savvy investment. This property is priced to move and will not wait around on the market, therefore make sure you get along to the inspection before it is taken up by one lucky buyer. The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however, we cannot guarantee it. Accordingly, all interested parties should make their own enquiries to verify this information. All timeframes and dimensions are approximates only.