

138 Bowen Road, Lutana, Tas 7009



House For Sale

Sunday, 31 March 2024

138 Bowen Road, Lutana, Tas 7009

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 749 m2

Type: House



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Offers over \$765,000

Nestled within the sought-after 'Lutana Garden Village', this solidly constructed cottage exudes timeless character and extensive renovations that result in a stunning and comfortable family home, ready to effortlessly move in to. Entering the home, the light-filled entrance and mud room takes advantage of the picturesque mountain views and leads you into the wide hallway and through to a spacious, open plan living, dining and kitchen which effortlessly spills onto the alfresco entertaining area and landscaped gardens. The exquisite kitchen has been thoughtfully designed with floor to ceiling 2 pack joinery, AEG appliances featuring double ovens, 900mm induction stove and dishwasher. From here, 4-meter-wide double glazed sliding doors open onto a large north facing deck and the separate formal lounge room provides a private and quiet sanctuary. Accommodation consists of 3 spacious bedrooms, the main benefitting beautiful mountain views, and ensuite bathroom. The second and third bedrooms enjoy a lovely garden outlook and are serviced by the well-appointed main family bathroom with walk-in shower, Tasmanian Oak vanity and WC. With multiple indoor and outdoor entertaining areas, stunning polished Tasmanian Oak floorboards, high ceilings, restored timber sash windows and ducted reverse-cycle air-conditioning, this quality property provides comfort and convenience. Additionally, a rare benefit of this gorgeous property is the ample parking, which includes a single garage and off-street parking for up to 3-4 cars secured by a remote accessed electric gate and a hard-wired security system. With upgraded wiring and plumbing, being freshly painted throughout and having near level access, this stunning home ensures peace of mind and durability for years to come and is ideal for families as well as those looking to downsize and future proof. One of the eighteen original homes designed by Walter Butler and built by The Electrolytic Zinc Company for the workers families in the 1920's, this gorgeous enclave has become very popular due to its historical value and aesthetic appeal. Across the road, the Lutana Woodlands Reserve offers a space for leisurely walks and children to play. Known for its friendly community, Lutana Village offers a wonderful lifestyle for those seeking a quiet and convenient neighbourhood being only a stone's throw to nearby New Town and Moonah shopping precincts, offering a bustling and diverse community with a range of shops, restaurants, and services to cater to every need. Heating: Daiken ducted reverse-cycle air-conditioning Council rates: \$2100 pa approx. Water rates: \$1000 pa approx.