

**14/10 Ballawinnie Road, Lindisfarne, Tas 7015**

**AREA SPECIALIST**

**Unit For Sale**

Tuesday, 30 April 2024

14/10 Ballawinnie Road, Lindisfarne, Tas 7015

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 67 m2**

**Type: Unit**



Julian Butterworth

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## Offers Over \$445,000

It's not just the amazing water and mountain views nor just the position so close to so many amenities including walking tracks along the near-by foreshore, local shops and Lindisfarne village that get you but it's also the little things you notice when you step inside that draw you in. From the renovated bathroom with the additional laundry to the timber venetians, the spacious rooms to the neutral tones that create a bright, warm and inviting home. Featuring two bedrooms both with built-ins big enough for additional bedroom furniture, large living area that includes updated kitchen with soft close drawers and cupboard doors, dining, access to a deck that takes in that gorgeous view of the bay, Mt Wellington while allowing loads of natural sunlight to smash its way through the windows and finally the above-mentioned renovated bathroom and laundry. This all comes with a garage that includes an automatic door to lock your prized vehicle away and an additional downstairs laundry/ storage space. Situated overlooking Lindisfarne bay towards the rowing club it's only a short walk to Lindisfarne village with its cafe's, Woolworths, post office and specialty shops the unit includes many advantages that the smart buyer can make use of. Don't want to walk to the village the just utilise the local IGA or shops close by, have the urge to do some serious shopping? then just a quick drive over the hill and you have Eastlands shopping centre, looking to relax? how about a casual stroll along the foreshore itself, don't want to be caught up in the traffic in your vehicle then utilise public transport situated nearby. Quiet, hidden away this home offers so much opportunity don't hesitate and you won't be disappointed. At Area Specialist Community Real Estate, we strive to achieve the highest possible price for our homeowners, along with the best marketing your money can buy. We also offer EVERY salesperson in the industry an opportunity to SELL YOUR HOME. At Area Specialist "Sell with us, SOLD by ALL". Call now for more information.