

# 145 George Street, Scottsdale, Tas 7260

## Sold House

Wednesday, 27 March 2024

145 George Street, Scottsdale, Tas 7260

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 841 m2**

**Type: House**



Justin Wiggins

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**\$292,500**

This three bedroom weatherboard property's success as a first family address is matched by its appeal from an investment perspective. A classic example of a home featuring 'good bones', the opportunity to renovate is complemented not only by the character of today's spaces but also by the size of the accompanying allotment. Position also plays its part! Easy access to Scottsdale's schools, shopping options, services and community facilities enhances the lifestyle appeal and the prospects for reliable returns in a market where rental properties are in high demand. Original hardwood floorboards, high ceilings and natural light add to the attraction of the present day proportions, including a completely serviceable kitchen/dining area that's adjoined by a bright, carpeted living space. The three bedrooms' attractive dimensions surround a central bathroom that's complemented by the separate laundry of a floor-plan that will respond beautifully to updating and extending, STCA, if and when so desired. Such enticing potential is clearly encouraged by the block, where the depth and breadth are impressive. Dual carports and a pair of sheds currently accompany the site and complete a picture defined by its past, present and future appeal. Scottsdale is the Services Hub of the North East of Tasmania, located 62kms from Launceston and 34Kms from Derby, home of the world renowned mountain bike trails. Also located just 25kms from the beaches of Bridport and world class Barnbougle Dunes & Lost Farm golf courses.