

15 Cambock Lane, Evandale, Tas 7212



House For Sale

Tuesday, 28 November 2023

15 Cambock Lane, Evandale, Tas 7212

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 1737 m2

Type: House



Chelsea Briggs
0363912911

Best Offers Over \$739,000

Nestled within the picturesque and highly coveted Cambock Lane, this charming residence stands proudly amidst the esteemed community of Evandale. Spanning an impressive 1,740m², this home, built in 1995, showcases exquisite craftsmanship and enduring design, boasting three bedrooms and one bathroom. Awe-inspiring rural vistas stretch as far as the eye can see, inviting nature's beauty into everyday life. The thoughtful layout offers two spacious living areas, perfect for entertaining or unwinding in comfort. Sun-drenched interiors infuse warmth and radiance throughout, enhancing the inviting atmosphere. The well-appointed kitchen, featuring an induction cooktop, ample storage, and generous counter space, provides a delightful space for culinary creativity. Stay cozy year-round with multiple heating options, including an efficient wood heater, wall heater, and a modern heat pump. Embrace the outdoors from the enclosed sunroom—a serene retreat to enjoy the changing seasons. Convenience meets functionality with a well-equipped laundry and a sizable two-car garage offering secure parking and storage solutions. For gardening enthusiasts, the property includes a garden shed, dog/chicken run, and an established veggie patch, promising a verdant sanctuary to nurture plants and reap the rewards. NBN connectivity is available onsite, catering to modern technological needs. More than a home, 15 Cambock Lane embodies a lifestyle. Experience the tranquillity of rural living while being just moments away from Evandale's amenities. Within walking distance, discover the local Evandale school, charming pubs, IGA, cafes, and shops. Plus, easy access to the airport and a mere 15-minute drive to Launceston seamlessly blend rural serenity with urban convenience.

Property Details: Year Built: 1995 House Size: 250m² Land Size: 1,704m² Council Rates: \$1,575pa approx Water Rates: \$1,000pa approx Municipality: Northern Midlands Council Harcourts Northern Midlands has obtained all information in the document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to conduct their own investigations.