

**15 Magnolia Avenue, Latrobe, Tas 7307**



**House For Sale**

Tuesday, 26 March 2024

15 Magnolia Avenue, Latrobe, Tas 7307

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 435 m2**

**Type: House**



Emily Carmichael

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## Offers over \$720,000

Effortlessly bridging the gap between modern design and Hamptons styling, 15 Magnolia Avenue delivers a blissful and low maintenance lifestyle in a sought-after new subdivision of Latrobe. The façade of the home is exquisite and upon first glance the quality of this design and construction can easily be appreciated. This brand-new Hamptons-style home offers a sanctuary of modern living with its two separate living areas, stunning bespoke entrance, and spacious outdoor entertaining area. The main open plan living area is filled with light and incorporates a spacious lounge, designer kitchen and generous dining area that flows out to the outdoor space. The lounge area is home to a reverse cycle heat pump providing heating and cooling to the whole home. The kitchen itself could be taken from the pages of a magazine, with stylish cabinetry, butler's sink and gold fittings and fixtures making this not only a functional space but also a beautiful space to spend time in. Entertaining friends and family will be a delight with the large island bench connecting the kitchen to the dining zone which flows out through large stacking sliding doors onto the undercover entertaining area. The second living area is a generous size and is separated from the main living area via a stunning American Oak barn door. The home also boasts three well-appointed bedrooms, with the master suite offering a walk-in robe and ensuite. Bedrooms two and three offer built-ins and all bedrooms feature lovely woollen loop pile carpet adding to the cosiness of the space. The elegant family bathroom features a freestanding bath tub, shower, toilet, custom vanity and floor to ceiling tiling. A double garage with internal access is home to the laundry and linen storage and there is also direct access to the backyard from here. The backyard is spacious and fully fenced and is the ideal place for kids or grandkids to play safely. With its combination of elegant design and functional features, this property is a haven for those seeking both style and comfort in their dream home. Contact the listing agent Emily Carmichael to arrange your private inspection or for more information. One Agency Collins has systems and procedures in place to verify the accuracy of the information provided, however, clients should rely on their own enquires.