

# 16 Hillborough Road, South Hobart, Tas 7004



## House For Sale

Friday, 3 May 2024

16 Hillborough Road, South Hobart, Tas 7004

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 465 m2**

**Type: House**



Hugh Balcombe

0488991570

## **Offers over \$795,000**

This unique two-story home in highly sought after South Hobart is perched in an elevated position capturing scenic vistas of Mount Wellington/Kunanyi and a short walk to the historic Cascade Brewery. The home is light and bright throughout due to its north facing aspect, keeping the living spaces warmer in the colder months of the year. There is a wood heater in the living room, with the addition of a reverse cycle air-conditioning system. The adjoining dining room opens onto the kitchen, leading out onto a wrap-around timber deck, which really elevates the dining room. Positioned on the mid-level of the home is a recently renovated bathroom, featuring a walk-in shower and tiled floors, as well as a laundry with external access to the wrap around timber deck. The top level of the home comprises three bedrooms, which have a superb leafy outlook with plenty of natural light. The land parcel is sloped from the rear boundary down to the street frontage, with the back yard being terraced. The land can be accessed via the northern and southern boundaries, with a single stand-alone lock-up garage at the rear of the property. Additionally, the home has ample under-house storage. This peaceful home is nestled in a highly convenient location. South Hobart's vibrant shopping scene, the picturesque Rivulet track for walking or cycling, and the foothills of Kunanyi/Mount Wellington are all within proximity.