

16 Verdun Street, Mowbray, Tas 7248



Sold House

Monday, 14 August 2023

16 Verdun Street, Mowbray, Tas 7248

Bedrooms: 3

Bathrooms: 1

Parkings: 6

Area: 766 m2

Type: House



Kyle Barrett
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Riley Turner
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\$466,000

This property boasts 3 bedrooms, 1 bathroom, large living area and a open plan kitchen & dining. What makes this property unique is that it offers a generous land size with the potential for subdivision or development (Subject To Council Approval). With the added benefit of the potential to build multiple units with neighbouring properties (STCA), this investment opportunity presents endless possibilities for the savvy investor. Furthermore, the agent holds the relevant information regarding the additional development potential of this property, providing invaluable insight to maximize the potential of this exceptional investment opportunity. The location of this property is second to none, offering easy access to local amenities such as shopping centres, schools, and public transport. This, coupled with the potential of a high rental yield and excellent capital growth potential, makes this property an ideal investment or development opportunity. Features:- Wide hallway and high ceilings- Open plan updated kitchen/dining/living- Three large double bedrooms- Generous bathroom with separate shower- Convenience of reverse cycle air conditioning (two units)- Space for the caravan, boat or trailer- Huge workshop/garage & plenty of off-street parking- Close to private & public schools, shops, eateries, supermarkets and all city conveniences- A short walk to Mowbray Shopping Centre- 7 Minutes' drive to Launceston's CBD Contact Kyle Barrett or Riley Turner for more information today. Land Size: 766m² (approx) Build Size: 99m² (approx) Year Built: 1944 We have in preparing this listing used our best endeavours to ensure the information is true & accurate. Prospective purchasers are advised to carry out their own investigations.