

**167 Cotton Street, Latrobe, Tas 7307**



**Sold House**

Wednesday, 11 October 2023

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**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Type: House**



Peter Wiggers  
0417385756

**\$683,000**

Charming Family Home with a Big Shed Built in 2008 with stylish updates completed in the recent years, this loved family home is so much more than meets the eye. Located just moments from the town centre, hospital, primary and high schools, children's playgrounds and the new dog park, the property enjoys all the wonderful benefits that Latrobe has to offer. The floor plan is spread out over approximately 215m<sup>2</sup> and positioned on a flat, fully secure 684m<sup>2</sup> (approx.) parcel of land. An extra-large double garage provides internal access to the home, while the large separate powered shed (10m x 5m) provides additional storage or the perfect man cave/workshop. 18 solar panels service the home, perfect for those looking to save on electricity costs. The master suite is secluded at the front of the home, capturing lovely sunlight and privacy. The updated ensuite is stylish and convenient, with a shower and toilet. A walk-in robe provides plenty of clothes storage, with a combination of hanging space and shelves. A further two bedrooms, one of double size, offer built in robes and are centrally located to the large family bathroom, which has been updated to include black fixtures and fittings, a large bath tub and a luxuries walk in shower – this space is so well designed. The living zones of the house are spacious and light – a separate loungeroom offers versatility with so much sunlight – use this area as a second lounge, 4th bedroom or rumpus room, the choice is yours. The open plan kitchen, living and dining offers new flooring throughout, a Fujitsu heat pump and a large cooking space. The kitchen offers a breakfast bar and plenty of storage – opening up to the living/dining room and with easy access to the exterior sliding door, this is the ideal layout for entertaining and spending time with family while keeping an eye on diner. An extra wide driveway allows for multiple vehicle parking and the option to extend the driveway out to the shed in the rear of the yard. Established gardens, secure fencing and a lovely neighbourhood creates a relaxing and peaceful area for children to play, pets to enjoy or for the entire family to relax. With the beautiful Mersey river at the other end of Latrobe, the Wild Mersey Mountain Bike trails only 5 minutes away and many local shops and stores in the growing town, you'll love the little sanctuary that is Latrobe. 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.