

17 Erina Street, East Launceston, Tas 7250

House For Sale

Thursday, 21 March 2024

17 Erina Street, East Launceston, Tas 7250

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Type: House



GEORGE BUSHBY
0459954331



JOSCELYN CREESE
0459954331

Offers Around \$1.225m

For sale in conjunction with Kristi Seymour from Insitu Property 0409 330 696. Standing proudly in the heart of Launceston's most sought-after suburb, this elegant residence blends period charm with a warm contemporary transformation prioritising space, sunlight, and serene family living with captivating views. Ideally set on a flat allotment boasting two street frontages and privately positioned behind a high-walled fence, the grand façade precedes the spacious family domain offering the ultimate in family flexibility. Welcomed by an inviting entrance hall with timber floors and high ceilings, this home features a versatile floor plan catering to a large demographic of buyers. Free-flowing proportions bask in abundant northerly light, extending through both formal and informal entertaining domains. The open-plan kitchen, living, and dining are framed by large glass windows capturing the leafy green outlook. Glass stacker doors extend the living zone out to the rear yard creating the perfect backdrop for entertaining and relaxing. The palatial master suite is located on the upper level boasting mountain views and featuring a walk-in robe and ensuite. The upper level also accommodates two more generous bedrooms with elevated views which are serviced by a central family bathroom featuring a separate bath and toilet. A convenient guest or 4th bedroom is located on the ground level providing long-term lifestyle flexibility. Enjoy the seamless indoor/outdoor living connection with multiple entertaining areas including a private terrace, multiple paved courtyard areas as well as a flat, fully fenced grass yard perfect for kids and pets. Designed with functionality in mind this residence offers an abundance of extra features to ensure comfortable living all year round including: ducted heating and cooling, double-glazed windows, off-street parking, outdoor storage sheds, CCTV, and a monitored alarm system. Sitting alongside exclusive company on the prized Erina Street, this residence is located moments to St Georges Square, multiple parklands, Alps and Amici Grocer, local favourite cafes, the Launceston Aquatic Centre, leading public and private schools as well as the Launceston CBD. If you would like more information or to inspect this property please get in contact with us today.