

17 Minallo Avenue, West Hobart, Tas 7000



Sold House

Thursday, 24 August 2023

17 Minallo Avenue, West Hobart, Tas 7000

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 411 m2

Type: House

Contact agent

Could this be a flip? As it stands, it is pretty basic, consisting of a generous lounge, generous main bedroom, modern bathroom adjacent, sep wc + laundry, smallish Bed 2, kitchen/family room plus separate small dining room. The kitchen is due for replacement, however there is good potential for an extension to the rear (or even upstairs). Even without extending the footprint of the home, the layout could be improved quite a lot. Backing onto the main bedroom is the single garage, plus there is off-street parking for one vehicle in front of the garage. The kitchen faces north and overlooks a sunny garden measuring approx. 8m x 12m, which could accommodate a larger kitchen/family room. Extending upstairs could provide one or more bedrooms and bathroom, etc. Plus, this quiet, no-through street is a great location, and is an area in which it would be difficult to over-capitalize. Well worth

considering. _____ Disclaimer: This information has been carefully compiled and is not intended to be treated as a warranty or promise as to the correctness of the information. Interested parties should undertake independent enquiries and investigations to satisfy themselves that any details herein are true and correct. The author makes no claim as to the accuracy of the information within and does not intend it to be legally binding. All other responsibilities disclaimed. Information contained herein on specific properties has been provided by the vendor, by the authorities, or by third party providers. It is subject to the final contract and interested parties must take their own separate enquiries to verify and ensure accuracy of the information herein.