

18 Cato Avenue, West Hobart, Tas 7000



House For Sale

Friday, 3 May 2024

18 Cato Avenue, West Hobart, Tas 7000

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 460 m2

Type: House



Jake McIntyre
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Stuart Benson
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Offers Over \$745,000

Convenience is the hallmark of this address. Nestled within the coveted locale of West Hobart, this residence is located on a tranquil cul-de-sac. Dating back to the early 1900s, its solid construction stands as a testament to an era of craftsmanship seldom seen today, evoking nostalgia with its impeccably preserved original charms, from ornate ceilings to quaint fireplaces. Upon entry, a warm embrace awaits, accentuated by timeless period features throughout. The expansive living and dining area, anchored by a wood heater, exude a cosy ambiance, with an adjoining galley kitchen and laundry. Accommodation is generously provided by three spacious bedrooms and a versatile sunroom. One bedroom could even double as a sitting room, showcasing the adaptability of the layout for keen renovators. A centrally located bathroom and separate toilet off the laundry provide accessibility with ease. Outside, the well-maintained grounds offer ease of upkeep with ample space to build an outdoor patio. This is complemented by under-house storage and a convenient single carport. It is strategically situated within a short walk to Hill Street Grocer, North Hobart cafes and restaurants, as well as the CBD. For families, the proximity to esteemed schools ensures a wealth of educational opportunities. Rare indeed are homes of this vintage so ideally located, beckoning inspection and promising a lifestyle of unparalleled convenience. Built: 1920 Construction: Weatherboard Ray White Hobart has sourced information on this property from what we consider reliable sources, and while we have no reason to doubt its accuracy, we cannot guarantee its precision. We strongly recommend that prospective purchasers and current vendors conduct their own enquiries concerning the marketing material presented or provided by Ray White Hobart.