

2/33 York St, Sandy Bay, Tas 7005

Salamanca
Realty

Sold Townhouse

Saturday, 17 February 2024

2/33 York St, Sandy Bay, Tas 7005

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 102 m2

Type: Townhouse



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Contact agent

Salamanca Realty is excited to present this delightful mid Sandy Bay surprise package to the marketplace. Conveniently located no more than a 10 minute stroll from the Sandy Bay shopping precinct, the Hill Street iconic supermarket, and medical centres. 2/33 York Street Sandy Bay - built in 2015 for the current owners, this single storey brick veneer townhouse holds a few surprises within its compact 102m², which stands on a 425m² slightly elevated rear strata title site. It features triple glazed windows and doors, and insulated walls and ceilings for maximum energy efficiency. In addition, good mobility access is assured, with wide and level entrances and hallways, while the bathroom mobility includes support rails. There is a master double bedroom with a walk-in robe, and there are two smaller bedrooms. The three share a well-proportioned bathroom which has dual access. The third bedroom which is used as an office has external access to the rear patio. The hallway houses a laundry enclosure with a trough and a "Hisense" washing machine. The remainder of the home is open plan space which incorporates living, kitchen, and dining areas and is a veritable suntrap, with expansive high and lower-level window space to take advantage of the east/north east orientation. The kitchen has more than adequate cupboards and bench space with a double sink and a "Euromaid" stove top and wall oven. The dining space is opposite the kitchen. The living area features cupboards and shelving and a cushioned bench window seat which can convert to an overnight single bed. The living area contains a bricked nook area which has a "Pyroclassic IV" wood heater which is ducted to both the master and the 3rd bedroom/office. There is also a Daikin heat pump, while located elsewhere throughout the home there are 4 strategically positioned wall mounted "serene" electric heaters. The property has a concrete drive extending from York street to a carport and a workshop/storage facility which are adjacent to the front entrance to the house. The drive also extends along beside the house to the rear site boundary and provides tandem parking for several cars, but could readily adapt to fit recreational vehicles such as a camper van or caravan. Council rates - \$2,392pa For Sale by agreement, Contact Agent Inspection by appointment. Please contact Mark Lawler 0418 126 138 to visit the property.