

**2 Hollingsworth Street, Brighton, Tas 7030**



**House For Sale**

Wednesday, 3 January 2024

2 Hollingsworth Street, Brighton, Tas 7030

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Area: 733 m2**

**Type: House**



Leesa Harrison

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**\$645,000 - \$675,000**

I'm pleased to present to the Market - 2 Hollingsworth Street, Brighton. A home built in 2018 with family in mind and has been meticulously maintained to perfection. Whether you are buying a first or second home, upsizing or downsizing or a property investor this home is ideal for a full range of buyers. Prepare to be wowed, its owners have thought of everything! The property is easy living at its finest with being positioned on a flat block and offers privacy throughout! As you step inside the entrance hall you are met with a neutral colour palette which bounces the natural light brightly through the home. Moving into the living spaces, you are right in the hub of the home in the open plan living, dining and kitchen. The living room is positioned well, tucked slightly around from the entrance hall with the comfort of a reverse cycle heat pump and flows seamlessly into the dining area. Between the dining and kitchen is a glass slider to provide the ultimate convenience for outdoor dining whilst making use of the outdoor covered entertaining area. The kitchen features stunning stone benchtops and for extra storage there is a large island bench providing you also with a large area for cooking and baking which conveniently has access to power at either side of the island. The kitchen is fitted with quality stainless steel appliances and boasts a large walk-in pantry. Moving along the hallway is a second living area, separate to the main living area - a great quiet lounge area, music or games room or for whatever purpose you desire. There are three bedrooms of great size, and all bedrooms feature walk-in wardrobes, with the master suite hosting a larger walk-in with also the luxury of a beautiful ensuite. The laundry is a stand-alone room and is nothing short of impressive and provides access to the back yard and also to the second undercover entertaining or outdoor sitting area. The yard is a brilliant size with manicured low maintenance lawns and an in-ground irrigation system and fully fenced with Colorbond fencing. There are multiple garden sheds for your outdoor storage and as previously mentioned the choice of two outdoor areas to enjoy. The attached garage is complete with the handy automatic door and has internal access directly to the home, for additional parking there is a carport and room off street for another two vehicles. Energy efficiency is at the forefront with not only double-glazed windows throughout but also a solar energy system with 12 solar panels and solar hot water. Brighton is a growing suburb with many new homes areas, a large new high school under construction, with other advancing amenities and services to accommodate the community. Commuting to Hobart is approximately under 30 minutes and soon to be even more seamless with the upgrade and expansion of the new bridge and connecting routes. Properties in Brighton do not sit on the market, therefore if this property is ticking the boxes for you then make sure you make it a priority to inspect before it is snapped up! The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however, we cannot guarantee it. Accordingly, all interested parties should make their own enquiries to verify this information. All timeframes and dimensions are approximates only.