

2227 Channel Highway, Snug, Tas 7054



House For Sale

Monday, 3 June 2024

2227 Channel Highway, Snug, Tas 7054

Bedrooms: 5

Bathrooms: 2

Parkings: 7

Area: 1290 m2

Type: House



Leigh Duff

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Expressions Of Interest

Crafted with comfort, elegance, and adaptability in mind, this exceptional property presents a remarkable opportunity nestled near the tranquil shores and central hub of Snug. Situated on a generous 1290sqm land allotment, the estate comprises of a primary residence boasting three bedrooms and one bathroom, alongside a splendid newly constructed ancillary dwelling, with two bedrooms and one bathroom. Privately set back from the main road and enveloped by beautifully landscaped gardens, this property exudes a sense of serenity and exclusivity. The primary residence features a spacious open-plan dining/living area adorned with contemporary neutral tones and soaring ceilings throughout. The property includes a bathroom equipped with both a bath and a shower, along with the added convenience of two separate toilets. Stepping outdoors, one is enveloped by nature's embrace with multiple outdoor entertaining zones, including a secluded deck at the front perfect for alfresco dining and relaxation, as well as a covered BBQ deck area to the rear. Ideal for year-round entertaining, this home offers a seamless blend of indoor and outdoor living. The open-plan kitchen, dining, and living spaces are tastefully appointed, heated by a Mitsubishi reverse cycle heat pump, and graced with exquisitely polished Tasmanian Oak floors. Additionally, two generously sized bedrooms with ample storage and a third double-sized bedroom complete the interior. Furthermore, beneath the house, there is ample storage space ideal for use as a workshop, cellar, or for general dry storage purposes. Complementing the main residence, a newly constructed ancillary dwelling enriches the property's appeal, providing versatility, value, and boundless potential. Inside, discover two bedrooms, each equipped with wardrobes, a well-appointed kitchen featuring Tasmanian Oak benchtops, underfloor heating in tiled areas, double-glazed aluminium windows, and hybrid timber flooring. The home is complete with a beautiful bathroom and laundry, storage area and second toilet for additional convenience. Offering all year-round comfort, the dwelling boasts fully insulated walls and ceilings, along with heating via a Mitsubishi heat pump. Thoughtfully designed interiors, including matrix panel ceilings and well-positioned downlights enhance the ambience of this luminous and inviting home. Outside the ancillary dwelling, multiple outdoor entertaining spaces beckon, one boasting a covered BBQ area, outdoor fireplace, and outdoor TV area, while the other offers a private sun-drenched deck with overhead outdoor electric heating. A single lock-up garage/workshop and ample off-street parking cater to the needs of residents, accommodating a boat, caravan, or multiple vehicles with ease. In addition, the gardens are meticulously maintained through a comprehensive sprinkler system. Both residences boast complete fencing for added privacy and security. Furthermore, there is a shipping container available for versatile use, whether for storage, a workshop, or other purposes. The property features vegetable gardens, a chicken coop, and abundant space for various outdoor amenities. Experience the tranquillity of rural living while remaining within a short drive of the vibrant Hobart CBD and its myriad amenities. With ample potential for growing families or those seeking additional income streams, this property presents an ideal investment opportunity. Whether you're in search of a luxurious family abode or a shrewd investment, 2227 Channel Highway caters to your every requirement. Don't let this opportunity pass you by - seize your chance to own a slice of paradise in one of Tasmania's most sought-after locales. Contact Leigh Duff at Harcourts Kingborough today, to arrange a private viewing and discover the endless possibilities awaiting you at this exceptional property. Disclaimer: Every effort has been made to ensure the accuracy of the information contained herein. While there is no reason to doubt its accuracy, a guarantee cannot be assured. The content is intended as advice and such as cannot be taken as absolute fact. Accordingly, all interested parties should make their own enquiries to verify this information.