

23 Outram Street, West Launceston, Tas 7250

House For Sale

Tuesday, 16 January 2024



23 Outram Street, West Launceston, Tas 7250

Bedrooms: 4

Bathrooms: 1

Parkings: 4

Area: 669 m2

Type: House



Ananda & Kate

0363431329

Offers Over \$549,000

Welcome to 23 Outram Street, West Launceston - a four-bedroom, 1.5-bathroom house offering ample opportunity for first home buyers, main landers and renovators alike. Set on a large flat block and fully fenced, this property boasts privacy and security, ensuring peace of mind for any new owner. The possibilities for personalisation and improvements are endless. Furthermore, shed plans are available, providing the perfect opportunity for a home workshop or additional storage space. The private backyard is an ideal space for outdoor entertaining and enjoyment, while the updated bathroom offers a touch of modern luxury. Three of the four bedrooms feature built-in robes, while the open-plan living area allows for seamless integration of living, dining and cooking spaces. The separate laundry ensures functionality and convenience, and the bright and airy atmosphere throughout the home is enhanced by an abundance of natural light. An additional bonus is the separate bathroom and toilet, plus an extra toilet downstairs, making it perfect for families or shared living. The rumpus room/studio offers a versatile space for a variety of uses, from a home office to an entertainment room or guest suite. Parking will never be an issue with the single car garage and ample parking space, allowing for up to four vehicles. Don't miss this fantastic opportunity to secure a delightful property in the sought-after West Launceston area. With its incredible potential and convenient location, 23 Outram Street is the perfect place to create your dream home or embark on a rewarding renovation project. Arrange your inspection today and let your imagination run wild! Council rates: \$350 p/q approx. Water rates: \$280 p/q approx. Building size: 155m² approx. Land size: 669m² approx. Rental estimate: \$510 - \$550 per week. Key2 Property have obtained all information in the document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.