

# 23 Village Drive, Kingston, Tas 7050



## House For Sale

Tuesday, 14 May 2024

23 Village Drive, Kingston, Tas 7050

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 146 m2**

**Type: House**



Roger Roubicek

0408396687

## Offers Over \$385,000

If you are looking for that quieter lifestyle this low maintenance little gem located within the over 50's complex, built on a single level for ease of access and benefitting from a single vehicle carport, is sure to tick all of the boxes. Stepping inside, you will discover a light, bright and spacious design with an open plan layout for the living, dining, kitchen and sunroom areas which is enhanced by the freshly painted walls in most of the rooms and new flooring throughout, there is really nothing to do but move in and enjoy. An efficient heat pump ensures the home is kept comfortable all year round no matter the season, while the kitchen boasts a tidy and practical layout featuring a window overlooking the leafy courtyard. The sunroom is the perfect spot to sit and relax with a cup of tea and a good book, or you may choose to sit outdoors and enjoy the paved courtyard to unwind or entertain guests. The master bedroom is generously sized and includes a spacious built in wardrobe, while the second bedroom can accommodate a queen-sized guest bed. Conveniently located, the bathroom boasts a well-designed layout with a separate shower and bath, while the laundry is cleverly integrated into the space to accommodate all of your needs. The Body Corporate fees are very reasonable and include Building Insurance and common ground maintenance making this the perfect home to retire or for the savvy investor eyeing a property poised to attract tenants within the 50 and over demographic. You are invited to attend one of the open homes scheduled for this property, otherwise please contact Roger Roubicek to organise your private inspection of this lovely home. 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.