

25 Bridgenorth Road, Legana, Tas 7277



House For Sale

Thursday, 13 June 2024

25 Bridgenorth Road, Legana, Tas 7277

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 1 m2

Type: House



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## Best Offers Over \$615,000

Offers Closing Thursday 20th June at 12 noon Introducing an exceptional opportunity to acquire a sizeable acreage property at 25 Bridgenorth Road, Legana. Positioned up a long internal driveway, this private estate spans across a large parcel of land, offering a rare blend of privacy, tranquillity, and the potential for transformation into your dream rural retreat. This original 1930's approx. home, cherished by the same family for many years, overlooks the picturesque vines of Velo vineyard, providing a stunning backdrop for everyday living. Inside, the home boasts large, spacious rooms with high ceilings throughout, creating an airy and inviting atmosphere. Each room exudes potential, waiting for your personal touch to bring it to life. The property includes three bedrooms and a sunroom that can serve as a fourth bedroom. The central bathroom offers both a separate shower and a bath. Externally, the property offers a delightful bush block, perfect for those who appreciate the natural beauty of the Tasmanian landscape. Additionally, the property features extra sheds, providing ample storage for all your needs with room for a single car spot. Despite its serene, rural setting, this property is only moments away from local amenities, including the Legana shopping complex, local doctors, and the forthcoming Legana Primary School. Other reputable schools in Riverside are also conveniently located nearby. This property offers an idyllic escape from the hustle and bustle while ensuring that all modern conveniences are within easy reach. Don't miss this unique opportunity to secure your own piece of paradise at 25 Bridgenorth Road, Legana.

- Positioned on 2 titles;
- Large bush block;
- Spacious rooms with high ceilings;
- Original 1930's approx. home.

Year Built: 1930  
House Size: 244m<sup>2</sup> approx  
Land Size: 1.96ha approx  
Council Rates: \$1,858pa approx  
Water Rates: \$1,000pa approx  
Municipality: West Tamar Council  
Zoning: Low Density Residential  
Sims for Property has no reason to doubt the accuracy of the information in this document which has been sourced from means which are considered reliable, however we cannot guarantee accuracy. Prospective purchasers are advised to carry out their own investigations.