

**261 William Street, Devonport, Tas 7310**



**Sold House**

Monday, 14 August 2023

261 William Street, Devonport, Tas 7310

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Area: 658 m2**

**Type: House**

## Contact agent

A coastal lifestyle and potential development opportunity (STCA) Properties in Devonport's exclusive lifestyle precinct rarely become available, so don't miss this opportunity. The property offers a 658sqm approx. level block of land (with wide frontage), a 2-bedroom house, and has great development potential (STCA) - a double story home could capture unobstructed views to Bass Strait. The property • Is walking distance to Bluff Beach, Drift Cafe, Lighthouse, Back Beach (a dedicated off-leash dog area), tennis courts, sports precinct, cafes, restaurants, cycling and walking tracks. • Has great renovation or redevelopment potential (STCA). • Good investment income opportunity. • Has a double length garage + small storage shed with toilet. • Driveway space for a caravan, including an outdoor power outlet. • A large undercover area + well-manicured gardens and backyard. • Has character and charm, with polished floors and high ceilings. • Is low maintenance weatherboard cladding with visual appeal. Located only a 2-minute walk (approx.) from Bluff Beach, 261 William Street offers a lifestyle opportunity in one of Devonport's best locations. Whether you enjoy spending your weekends surfing at Coles Beach, exercising the dog at the Back Beach, or relaxing with the kids at the Bluff, you'll find all options at your fingertips and within walking or bike riding distance. For those looking for a more lavish lifestyle, Mrs Jones offers some of Devonport's best food, while Drift Café delivers on coastal vibes and an excellent menu – both just a few minutes' walk down the road. Directly opposite, Meercroft Park provides plenty of room to exercise on the grassed areas, which you don't have to mow to enjoy! Settle into this exclusive precinct and watch the Spirit of Tasmania come into and out of port from your sunny front porch, or you can land bank it. This home has been lovingly lived in and well maintained – a homely feel rushes over you as soon as you step foot in the entrance door. One Agency Collins has systems and procedures in place to verify the accuracy of the information provided, however, clients should rely on their own enquires.