

# 3/18 View Street, Sandy Bay, Tas 7005



## Townhouse For Sale

Wednesday, 22 November 2023

3/18 View Street, Sandy Bay, Tas 7005

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 115 m2**

**Type: Townhouse**



Hamish Reeve  
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Nat Downton

## Offers Over \$825,000

Nestled in the prestigious View Street, explore this exceptional executive townhouse-one of two on the block, eagerly awaiting its fortunate new owners. Just a brief 5-minute drive from the Hobart CBD, the residence offers water glimpses and a leafy outlook. Spanning two levels, the home radiates a unique style and charm evident in both its exteriors and thoughtfully designed floor plan. Perfect for those seeking to downsize or invest in low-maintenance convenience in the sought-after Sandy Bay area, this property presents stylish accommodation with the option to enhance amenities for added value. Step inside to encounter a flexible floorplan. The lower level is dedicated to relaxed living, featuring a spacious lounge room with a bay window overlooking the front garden. Towards the rear, an additional powder room and the combined kitchen/dining area opens to the private backyard via French doors-ideal for entertaining and the area is pet-friendly. Ascend to the upper level to discover a serene tranquility, with three generously sized bedrooms, the master boasting a delightful private balcony-all complete with built-ins. The family bathroom which would benefit from an upgrade adds to the unique and impressive upper space. This modern, low-maintenance residence, with no active body corporate, is poised to attract a variety of discerning buyers. Conveniently situated near local schools, UTAS, Sandy Bay shops, and more, this property holds a coveted position in one of Hobart's finest character streetscapes. For further details or to arrange a viewing, please call. While the property, if purchased for investment, is appraised at approximately \$650 per week, it is currently owner-occupied. The choice to live in or add to your portfolio is yours, completing this already impressive package. If you're curious about the value of your home or are considering selling, contact Nat Downton, Australia's previous Number 1 Sales Consultant from Downton Property, for a no-obligation, free market appraisal.