

3 Fig Place, Geilston Bay, Tas 7015



House For Sale

Saturday, 24 February 2024

3 Fig Place, Geilston Bay, Tas 7015

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 1175 m2

Type: House



For Sale By Owner TAS

0488847018

\$1,850,000

This house is not an ordinary house, and its not for the ordinary buyer.If you want a brick and tile / concrete driveway / manicured lawn, this is not the place for you. Houses in that range go for around 1.3 million.This house is advertised at 1.85 million.Because its unique.Because everything about it is beautiful.Because everything in it is eco-considered.Because it blends with the nature around it.Because its the kind of place that you can really fall in love with. Everything is designed to be aesthetic, practical, & eco-friendly. The house is as natural as possible: wood floors, wool carpets, linen curtains, double glazed windows, brass fittings. The views are fantastic - of the mountain and the river Derwent, with ever-changing skies. Every day you are treated to a wonderful sunset.We had fun designing the house. We wanted to take advantage of the wonderful vista and the fresh breezes, so we created a large (9 x 5) verandah with glass balustrades, which also includes an electric blind in several sections, so you can screen bright sunlight if you wish. We also wanted to keep the beautiful large trees on the property. In fact we planted 100 more native trees, put in bird boxes and baths, and a lovely granite basin fountain in the front yard. We installed a corton steel retaining wall for the garden that has that amazing ochre look. We created a unique raised entrance walkway, with slight zig zag angles, utilising a traditional Feng Shui approach, that was also applied in the alignment of the house, and the internal design features of the house. This includes an entry porch that reduces heat loss, and provides a transitional space when entering the house. The bottom yard has an orchard of fruit trees, raspberries, blueberry bushes, and there are raised beds for gardening.And because its on a hill, there's privacy from neighbours. There are three bedrooms and two beautiful designer bathrooms. The living room/kitchen area is floored with TasOak. The kitchen counter is Brazilian granite - it looks like a work of art, and above the dining table is a unqie and striking Christopher Boots crystal lamp.The house is kid and family friendly (our grandkids come regularly to stay); there is a trampoline in the top yard (we are happy to leave that) and the bottom yard is great for kids to explore. Its a dead end street so very safe for kids, and if you head up the hill a few hundred metres theres a large reserve area that children can safely roam in. The end bedroom is extra large, and fits several beds. Its also at the other end of the house to the master bedroom, so you have a quiet space away from kids. There is a school (by the waterfront!) very close by.Cupboards and drawers throughout are custom made with marine ply. The kitchen is well designed, with gas stove, dishwasher and pantry. The water is filtered through a high quality filter, and can be either room temperature or instant hot. The bathrooms have toilets complete with modern Japanese seats - heated so very comfy, and there is a shower and separate large bathtub. The blinds on all windows are two-way so you can lower them from the top or raise them from the bottom, affording maximum privacy and control over what you see. The ceilings are extra high - 2.7 metres - giving a feeling of spaciousness throughout. The internet connection is fast - 100mbs.There is lots of storage space in the house, and underneath.There is parking in the carport and on the street. There is also an entrance for a car in the first entrance to the house.There is a washing machine, dryer (comes with the sale) and both a covered and an outdoor clothes line. There are panel heaters in the bedrooms and bathrooms, and a lovely wood pellet heater in the living room which keeps the house toasty in winter. It only requires refilling from a bag of pellets; it starts at the push of a button. The house is very well ventilated, with plenty of windows. There is a heat pump hot water system.Wallabies love the property and come to visit the yard every night and morning, so you will see them hopping around. They also keep the grass down so you don't have to mow. There is a comprehensive automatic watering system that is programmed to nourish all parts of the garden on a regular basis, allowing tree ferns and other special plants to thrive. You can walk down from the house along a little trail to the waterfront (around 15 minutes), or its less than 3 minutes away by car. Once there you can walk or cycle along the foreshore for a total of 30km, passing by the Tasman Bridge and a number of beaches. Additionally, on the hill behind our house is a large bush reserve, along which there are also walking trails.The nearest shopping centre is 5 minutes drive away.If you want to feel relaxed in a home, have a special feeling for nature, beauty and good design, this house may be right for you.The Phone Code for this property is: 39343. Please quote this number when phoning or texting.Disclaimer: Whilst every care has been taken to verify the accuracy of the details in this advertisement, For Sale By Owner (forsalebyowner.com.au Pty Ltd) cannot guarantee its correctness. Prospective buyers or tenants need to take such action as is necessary, to satisfy themselves of any pertinent matters.