

# 3 Vasey Street, Punchbowl, Tas 7249



## Sold House

Sunday, 13 August 2023

3 Vasey Street, Punchbowl, Tas 7249

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 1201 m2

Type: House



Brad Ball

0499559045

**\$455,000**

Introducing this amazing opportunity to acquire a 3-4 bed home in Punchbowl with development potential (STCA). This property offers a spacious block of land that provides ample space for future expansion or redevelopment. The property is perfect for those who are looking for a property to renovate or redevelop, in order to create their dream home or to capitalize on the growing demand for housing in the area. Inside, the home features 1-2 living areas depending on the desired layout, as well as a separate dining area. The bedrooms are well-sized and include built-in wardrobes for storage in 2 of the 3 bedrooms. The property also boasts one bathroom, with the potential for a second living room. Additionally, there is a garage and an undercover outdoor area that provides ample space for entertaining. This property also has excellent development potential, as it may be zoned for higher density housing. This provides the opportunity for the construction of additional units or townhouses on the site all of which would be subject to council approval. Alternatively, the property may have potential for renovation or extension, allowing for the creation of additional living space or bedrooms. This property boasts an excellent location, being only 8 minutes away from Launceston CBD, which provides easy access to the city's bustling center. Additionally, this property is located within 20 minutes from almost all essential conveniences and amenities in Launceston, including hospitals, schools, and recreational facilities. The property enjoys a tranquil setting and offers spectacular panoramic views of Morshead Reserve and Kings Meadows Rivulet, which can be enjoyed from the comfort of the property. Furthermore, it's just a short walk to Launceston's largest suburban shopping centre, making it convenient for all your shopping needs. With such an enviable location, this property is sure to be a great investment for anyone looking for a peaceful yet convenient lifestyle in Launceston. With its spacious layout, convenient location and the potential for future development, this 3-4 bed home in Punchbowl is a fantastic investment opportunity. Don't miss out on the chance to secure this property and make it your own. Contact us today to arrange an inspection! Land Size: 1201m<sup>2</sup> (approx) Build Size: 201m<sup>2</sup> (approx) Year Built: 1950 We have in preparing this listing used our best endeavours to ensure the information is true & accurate. Prospective purchasers are advised to carry out their own investigations.