

**30 Hodgetts Road, Rosevale, Tas 7292**



**Sold Lifestyle**

Saturday, 16 December 2023

30 Hodgetts Road, Rosevale, Tas 7292

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 22 m2**

**Type: Lifestyle**



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**\$1,425,000**

Lapstone at Rosevale in Northern Tasmania, is arguably the best presented lifestyle property on the market today. Consisting of approximately 22.82 hectares or 57 acres of rolling pasture with magnificent eucalyptus and blackwood trees throughout, the scenery is truly breathtaking. The fencing is superb, with the entire boundary and garden fully vermin proof. Several good sized paddocks, a laneway system and excellent stock yards will cater for any livestock operation, including cattle sheep and horses. The outbuildings for a property of this size are extensive and include a large machinery shed/workshop, an additional tractor shed with skillion for implement storage a large 3 car garage with sleepout and a greenhouse. The 3 bedroom, 2 bathroom brick and tile family home is in excellent order, with quality updated kitchen and bathrooms. The house is located well back from the road, offering total privacy, all day sun and views. Set in a magnificent english style garden, with mature oaks and elms and a large variety of flowering trees, shrubs and hedges surrounding manicured lawns. Raised veggie beds and a variety of fruit trees further compliment what this wonderful property has to offer. Two on farm dams, one of which is spring fed, supply plentiful water all year round, and pumped to tanks for stock water and the garden watering system. Excellent roading throughout can handle large vehicles including trucks, with easy access to all sheds and garages. This lovely lifestyle property really is one out of the box with so much to offer, just 25 minutes to Launceston in either direction."Lapstone" is really a dream come true for purchasers who require quality workmanship and attention to detail.