

32 Addison Street, Rosetta, Tas 7010



House For Sale

Friday, 22 March 2024

32 Addison Street, Rosetta, Tas 7010

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 780 m2

Type: House



Ian Sos Mills

0417596506

\$650,000

Welcome to 32 Addison Street Rosetta, a charming residence with magnificent unobstructed views of the Derwent River and Mona. Built in 1962, this well-maintained home boasts a double brick exterior with 2.6mtre ceilings, which provides ample space for comfortable living. The interior features a cosy living area with wood heater and heat pump, a functional kitchen, and three bedrooms, two of which feature double built in robes and are serviced by a generously sized bathroom with separate toilet. Under the property is a large entertainment room with built in bar, plus a work and storage area, designed perfectly for entertaining or a teenager's retreat. The home is situated in the original group of homes built in the 1960's, it has a ton of potential for some refurbishing, add your own colour scheme, remove the carpet and expose the beautiful wood floors, opportunities are endless. The land is terraced which originally was a great vegetable and flower garden. Those green thumbs will enjoy the almost blank canvas to create their own private oasis. Children and the family pet can play safely as its fully fenced and secure. Conveniently located in Rosetta, this property is close to schools, shops, and public transport, making it an ideal choice for families or investors. Don't miss the opportunity to make this house your new forever home! For further information or to arrange a viewing, please contact Ian 'Sos' Mills. Council Rates: \$2,250.00 per annum (approx.) Water Rates: \$1,100.00 per annum (approx.) Rental Appraisal: \$500 - \$550 per week (approx.)