

**32 Brightwater Road, Blackmans Bay, Tas 7052**

**Raine&Horne.**

**Sold House**

Wednesday, 14 February 2024

32 Brightwater Road, Blackmans Bay, Tas 7052

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 1193 m2**

**Type: House**



Kent Harbutt  
0415414210



Brian Williams  
0418120661

## Contact agent

This property is set in an ideal location picking up great views of the Derwent River with the added benefit of an easterly aspect capturing the sun all year round. A family home providing 3-4 bedrooms with main bedroom complete with ensuite and walk through robes. The floor plan layout places the living/ family room and kitchen at the front of the building taking full advantage of the views. All the main rooms open out onto a top deck balcony area for outdoor entertaining. A polished timber floor compliments the timber features in the well laid out kitchen. There is a reverse cycle heat pump system to provide added warmth to the living spaces. Downstairs is a double garage with an internal lift providing easy access to the living area. There is also a large workshop or storage area. The home is fitted with a ducted vacuum system, gas operated hot water system and also solar panels to produce 3kw of power. The gardens surrounding the house have been planned for easy maintenance. They add to the appeal of this property and also provide privacy. There are many fruit trees planted which provide a variety of fruit all year. Walking distance to sports ground, bus stop, schools and beach, 2 minutes by car to shops.