

# 32 Nobelius Drive, Legana, Tas 7277

## House For Sale

Wednesday, 7 February 2024

32 Nobelius Drive, Legana, Tas 7277

Bedrooms: 4

Bathrooms: 2

Parkings: 6

Area: 8832 m2

Type: House



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**\$799k - \$849k**

Nestled within the exclusive enclave of Nobelius Drive in Legana, this property spans an expansive 8,832 m<sup>2</sup>, offering its new owner a canvas of possibilities for the future. The open-plan design seamlessly links the dining and living spaces, extending to a spacious deck that captures impressive views. Three bedrooms provide ample relaxation space, accompanied by a modernly appointed bathroom. Beyond the main residence, a self-contained unit adds versatility, featuring a living area, kitchen, bedroom, and bathroom. This space caters to various needs, whether accommodating guests, extended family, or exploring rental opportunities. Storage is abundant with a double 10x6 garage and additional storage solutions, ensuring an organized living environment. Two carports provide shelter for vehicles, enhancing the property's practical appeal. Situated on Nobelius Drive, convenience meets tranquillity, granting easy access to amenities, schools, and parks. Ideal for those seeking a cosy family home with flexible living options, this property offers a practical choice. While some renovation work is required to elevate the home to its full potential, the promise of an exquisite lifestyle or potential profits awaits. Explore the possibilities and envision the rewarding end results that this Nobelius Drive property has to offer. Council rates: \$ TBA Water rates: \$ TBA Rental estimate: \$ TBA House size: 146m<sup>2</sup> Land size: 8,832m<sup>2</sup>