

32 Nolan Crescent, Kingston, Tas 7050



House For Sale

Tuesday, 21 November 2023

32 Nolan Crescent, Kingston, Tas 7050

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 1453 m2

Type: House



Eddie Hoogenhout
0412100348



Rihana Van Dam
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Offers Ranging \$795,000 - \$845,000

Conveniently located in a peaceful and sought after leafy pocket of Kingston is this generously sized, four bedroom home, with plenty to offer! Situated on a large 1453 square metre block this spacious home enjoys all day sun and excellent views over parts of Kingston and all the way to catch glimpses of North West Bay. Having originally been fertile farming land it is excellent soil for establishing of a veggie patch and fruit trees. Entry to the home is via a set of steps at the front of the house that lead into a 'formal' entry, and then into the heart of the home - the living, dining and kitchen areas. The kitchen and dining area is open plan, with a set of glass sliding doors that lead out onto the back courtyard and then into the yard. The kitchen has big windows overlooking the outdoor area so great for watching the kids at play, plus a large corner pantry. The cosy and separate living space is separate features a very efficient wood heater and enjoys a lovely outlook over Kingston and beyond. There are four large bedrooms, three of which have built-in wardrobes. The master bedroom is extra large, and has a walk-in wardrobe and an ensuite with a spa bath. The main bathroom has a separate bath and shower, plus vanity unit and the toilet is separately located next door. The laundry has a back door to the huge, covered outdoor entertaining area suitable for all year round use ... as mentioned, a great space for the kids to play, for the adults to spend time with family and friends, good for drying the washing in days of inclement weather. Underneath the home is a large double garage, plus a large concreted storage area off to the side which could be used for anything really! If ever you see the need to install a lift for direct access in to the home, there is suitable space for it. The house is surrounded by beautiful and well-maintained garden areas, established trees and flower beds. Across the street is a lovely park, and Kingston High School and the Kingborough Sports Centre are a short walk away. Or just a few minutes drive and you are in the heart of the Kingston CBD, right there for a number of other local schools, shops, cafes and Kingston Beach, and easy access to the Southern Outlet. A home of this size and in such a fabulous location is sure to be popular so don't miss out - call us today for further information, or to arrange a private inspection!