

**33/38 Amiens Avenue, Moonah, Tas 7009**



**House For Sale**

Wednesday, 3 April 2024

33/38 Amiens Avenue, Moonah, Tas 7009

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 143 m2**

**Type: House**



Kate Clark

0437172500

## Offers over \$485,000

This apartment style living situated in the prime, convenient location of Moonah is sure to attract. Included in this package is an elevator, secure access, intercom and monitoring. The apartment consists of three generous sized bedrooms, two bathrooms (one with luxury spa), the Kitchen is in the heart of the apartment with black granite bench tops with spacious pantry and storage, an internal laundry is an extra bonus to this amazing generous sized apartment, you can step outside onto your own private balcony with views of Mount Wellington from the main bedroom and the spacious lounge room. 33/38 Amiens Avenue property includes your own allocated basement parking space with extra storage, off street parking for visitors which is wheelchair friendly inside and out. The Moonah shopping district is located largely between Florence Street and Amy Street which is within close proximity and includes a range of retail shops, restaurants and cafes, offices, banks, service stations, a newsagent, and a post office. • Perfect downsizer • Convenient location • Close to services • Delightful little package • Balcony views of Mount Wellington Council Fees: \$1700PA (Approximately) Water Rates: \$1000PA (Approximately) Body Corporate Fees: \$2400PA (Approximately) Don't miss this perfect and affordable opportunity!