

# 34 Douglas Street, Bicheno, Tas 7215



## Sold House

Wednesday, 4 October 2023

34 Douglas Street, Bicheno, Tas 7215

Bedrooms: 4

Bathrooms: 3

Parkings: 4

Area: 1064 m2

Type: House



Paul Whytcross



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## Contact agent

Perfectly positioned high on the hill and showcasing awe-inspiring views from every window, this is a truly special home that must be seen to be believed! With glorious ocean and coastal vistas as your backdrop, the lucky new owners of 34 Douglas Street will be treated to absolute peace and privacy while still being just moments from everything Bicheno has to offer. The north-facing orientation allows soft natural light to flood the spacious two-storey layout complete with four bedrooms (three with private balconies) and three bathrooms, which the current owners have cleverly setup as a two-bedroom, two-bathroom private residence with attached self-contained one-bedroom AirBnB holiday unit. Soaring timber ceilings, Tasmanian oak floors and Black Heart Sassafras timber accents add a warm and grounding feel that's beautifully complemented by that show-stopping outlook. Daily life will centre around the open-plan kitchen, dining and living area which draws in cooling sea breezes in summer and has a freestanding wood heater for winter. Cooking will be a dream in the renovated kitchen where you'll discover sweeping granite benchtops, ample storage, a statement gas/electric oven and cooktop and Bosch dishwasher. From here, you can flow freely to the enclosed and heated entertaining area which is ready to be enjoyed year-round. Your upper-level master suite boasts a walk-through robe, tiled ensuite and a balcony with sensational views. Three bedrooms and two bathrooms are housed on the main floor including AirBnB with its own living space (4th bedroom), bathroom, kitchenette, private balcony and entrance. This versatile space is known as 'Bicheno Bell', a fully self-contained short-term rental grossing \$40,000 per annum on average that can continue to provide an excellent income should you wish to host guests. The long list of extra features goes on to include full insulation, plenty of storage throughout, a 5kW solar system and parking for two cars. All this is set on an expansive lot with lush gardens, an enclosed vegetable patch, an orchard and a chicken run. Depending on your vision for the property, there's potential to subdivide the lot (STCA), build a second unit or an additional AirBnB (STCA) or simply relish this idyllic self-sufficient lifestyle with easy access to Bicheno's bustling shops, cafes and vibrant town centre. Roberts Real Estate have made all reasonable efforts to obtain information regarding this property from industry and government sources that are deemed to be both reliable and factual; however, we cannot guarantee their complete accuracy in every instance. Prospective purchasers are advised to carry out their own investigations to ensure the property satisfies their suitability/usage requirements. All measurements are approximate. Photos are indicative of the property only.