

3406 Huon Highway, Franklin, Tas 7113



Sold House

Friday, 26 January 2024

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Bedrooms: 4

Bathrooms: 1

Parkings: 3

Area: 774 m2

Type: House



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\$680,000

Nestled behind a white picket fence, this classic 1895 weatherboard home is just simply beautiful. Situated in one of Huon Valley's oldest townships, you are right in the heart of the historic, riverside town of Franklin. The adoring features from the leadlight paneling in the front door, to the decorative ceiling rose, timber sash windows, original open fireplaces, restored mantles, timber hardwood flooring and much more, all reflect an era that will never be forgotten. You are well positioned and centrally located in the quaint township of Franklin, where you can enjoy views from the front covered porch of the Huon River and valley beyond, taking a stroll along the water's edge will become a part of your enjoyable daily routine whilst living here. As you wander through the hedging that leads you to the front door, you are welcomed with the beautiful lead-light work, polished timber flooring and fantastic high ceilings. The current owners have recently given the property a fresh coat of paint throughout, making for a lovely bright and airy feel. This home has a wonderfully flexible floor plan allowing for up to 5 bedrooms or the possibility to create formal rooms, such as a separate dining room, living room or even a study. The two rooms at the front of the property have previously been used as bedrooms, both with ornate open fireplaces and each with gorgeous mantle pieces. These rooms also have newly installed panel heaters, for that extra bit of warmth on the cooler nights. There are glimpses of the Huon River from here, as well as from the other rooms in the home. Off the left hand side of the hall is the living and dining area, featuring a Reverse Cycle Air Conditioner as well as a slow combustion wood fire. There is also direct access to the front verandah from this room with views to the Huon River. This makes for a great spot to have your breakfast on lovely sunny mornings or to just sit with a cup of tea and watch the world go by. The bathroom has also received an upgrade. Here there is a shower over the bath, one of the two toilets, a new vanity and a stunning pendant light. The laundry space is located at the rear of the property with direct access to outside and with a separate second toilet located just off this area. The kitchen has been tastefully renovated in a classic country style, complete with a sunken porcelain sink, white cupboards and timber tops and has a matching island bench. A walk-in pantry provides great storage space. The garden has some lovely flowering beds at the back of the property, and there are also some fruit trees that will be loaded with plums, apricots, peaches, nectarines and much more each year. There is also a covered entertaining area overlooking the low-maintenance garden, a great spot located just outside the kitchen providing convenience and easy access when cooking up a storm. Down one side of the yard, the backdrop is the walls of a gorgeous stone and timber church, now a residence and provides a wonderful private courtyard feel to the backyard. Along this side of the property is also space for parking, with gate access to the rear yard. On the other side, 2 storage spaces as well as a small studio space. Everything you could want from this vibrant community is only a short stroll away. There is the grand old Palais Theatre where they have events such as balls, plays, concerts and the old movies. This is also where the local markets take place. The town is known for its wooden boat school and a great appreciation group called the Living Boat Trust. There are cafés and restaurants within walking distance too. The river is frequented by rowers and ideal for a kayak or just stroll along its shoreline on a warm summer evening. Set at the base of picturesque green hills, and only 40 minutes to Hobart and 5 minutes into the main hub of Huonville, this township and this gorgeous home will surely impress.