

**36 Vermont Road, Mowbray, Tas 7248**



**Sold House**

Saturday, 12 August 2023

36 Vermont Road, Mowbray, Tas 7248

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 511 m2**

**Type: House**

**\$392,000**

Finding an affordable home has been an ongoing challenge for buyers in recent years, however, this property will tick the boxes for affordability in a convenient location. The floor plan comprises of an open plan kitchen/dining area, separate lounge room, 3 bedrooms and family bathroom with shower and bath. There is a choice of heating with a cosy wood heater and heat pump catering for both winter and summer comfort. Occupying a level block, the property is securely fenced for children and pets and has a garage with additional workshop/storage space plus there is extra off street parking. Situated within walking distance of the local primary school and the Mowbray shopping precinct, the location is also close to sporting facilities and the Heritage Forest trails which connect Mowbray to the Inveresk university campus and the city centre. The property is in good condition and has been well maintained by the current owner who has owned the property for several years. • Affordable home • Convenient location • Well maintained property • Securely fenced level block • 3 bedrooms

Roberts Real Estate has 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.