

**4/26 Waveney Street, South Launceston, Tas 7249**



**Sold Unit**

Sunday, 13 August 2023

4/26 Waveney Street, South Launceston, Tas 7249

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 70 m<sup>2</sup>

Type: Unit

**\$300,000**

When you think of downsizing to a smaller, low maintenance home, this is exactly what comes to mind. Quietly located in the ever popular suburb of South Launceston, this meticulously maintained brick and tile unit is equally suited to downsizing buyers as it is to savvy investors. Currently rented at \$350 per week. Positioned at the front of the development for easy access, and with minimal steps for those who need to consider limited mobility, this is a fantastic option in terms of position and budget. There is plenty to like about this unit; with a pleasing, neutral colour palette, generously sized bedrooms, open plan living, neat functional kitchen, private courtyard, dedicated carport, plus the added convenience of the reverse cycle air conditioner. With reliable transport nearby and only minutes from the Launceston General hospital, local shops and schools, this unit is well located.\* Brick & tile construction\* 2 double bedrooms with built in storage\* Open plan living space\* Modern functional kitchen \* Private courtyard \* Near level access\* Dedicated carport on titleRoberts Real Estate have obtained all information in the document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to conduct their own investigations.