

4 Amali Court, West Launceston, Tas 7250

House For Sale

Tuesday, 30 January 2024

4 Amali Court, West Launceston, Tas 7250

Bedrooms: 5

Bathrooms: 3

Parkings: 7

Area: 1999 m2

Type: House



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For Sale \$1,100,000

Located in close proximity to the Launceston General Hospital and CBD, this contemporary residence is a masterpiece of modern living. Set overlooking the green valley and Reserve surrounding the South Esk river it's a slice of Tasmanian paradise. The home showcases an elegant selection of natural timbers and stones in its material palette, enhanced by thoughtfully positioned lighting to establish a welcoming ambiance. The main residence boasts 4 spacious bedrooms, with the main discreetly tucked away in a separate wing, offering a private retreat with its own ensuite. Each of the other three bedrooms comes with built-in storage, providing ample space for organisation and functionality. The flexible floor plan allows you to tailor the home to your needs. You could utilise one of the bedrooms as a study/home office, a media room, or a second lounge, if you prefer. The large open-plan living area is a testament to modern design, seamlessly integrating indoor-outdoor living. LED flush mount lighting sets a contemporary yet calm mood to this main space. The designer kitchen, equipped with high-end appliances, includes a separate butler's kitchen with additional cooking facilities for added convenience. Step outside to the spacious entertainer's deck, featuring a sunken swim-spa pool, for year round relaxation. The property is equipped with a range of amenities, including an extensive solar system and solar panel array, ensuring both functionality and energy efficiency. The property also features a secure triple car garage with internal access, providing ample space for your vehicles. Beyond the main residence, a large detached garage at the rear of the site offers additional storage space. Completing the property is a fully self-contained one-bedroom studio. This versatile space, with its own kitchen and bathroom facilities, opens up endless opportunities. Whether accommodating guests, running a home business, or generating additional income through renting out the studio, this property is designed to meet your every need. Positioned on half an acre of land in a highly desirable location, this contemporary haven combines luxury, functionality, and endless possibilities for a truly exceptional living experience. Rental Estimate: Up To \$800 p/w Last 3 months AirBNB: Contact Agent House size: 224m² Land size: 1999m² Built: 2022 Rates: TBC Council Zoning: Residential Council: City of Launceston Heritage listed: No** Harcourts Launceston has no reason to doubt the accuracy of the information in this document which has been sourced from means which are considered reliable, however we cannot guarantee accuracy. Prospective purchasers are advised to carry out their own investigations. All measurements are approximate**