

# 4 Bronte Estate Road, Bronte Park, Tas 7140



## Sold Studio

Saturday, 12 August 2023

4 Bronte Estate Road, Bronte Park, Tas 7140

**Bedrooms: 1**

**Bathrooms: 1**

**Type: Studio**



Nick Hay

0363108320

**\$89,000**

Situated in the ex-Hydro, Central Highlands tourist village of Bronte Park, within the Bronte Estate, 4 Bronte Estate is an ideal base for any trout fishing enthusiasts, bushwalkers and/or short-stay accommodation investors. Set on a fully serviced (water and sewer connected) 600 sqm parcel of land, 4 Bronte Estate is complete with cozy one-bedroom Colorbond transportable cabin. The 3 x 6 metre cabin has been approved by Central Highlands Council and is complete with a kitchenette and toilet. A shower cubicle and an extensive list of fixtures (including lawn mower, king single bed, couch, BBQ, gas bottle and gas heater, rugs and chair) will be offered with the sale of this property. An all-weather cross-over driveway access from Bronte Estate leading onto the block with overhead power-line and Telstra (phone) connection, is available for any building projects. Zoned "6.0 Village" under the Central Highlands Council planning scheme. Any future developments on the property will need to be approved by council. Established in the 1940's as accommodation for workers on the Tasmanian Hydro Electric Commission's 'Tungatinah Scheme', 'Nive River Scheme' and other associated works, Bronte Park was a bustling village during the 1950's of over 700 workers. Several original chalets remain which were sold in 1991 into private ownership by Hydro Tasmania. Bronte Park is located approximately halfway between Hobart and Queenstown and is also almost the exact geographic centre of the island. Bronte Lagoon, Brady's Lake, Laughing Jack Lagoon and Pine Tier Lagoon are all within a short drive of Bronte Park with Great Lake and/or Arthurs Lake just a 30 - 45 minute drive. The southern edge of Cradle Mountain-Lake St Clair National Park is also a short drive from the village. Bronte Park is serviced by the general store/service station and is a scenic two-hour drive from Hobart (via Lyell Highway) or Launceston (via Highland Lakes Road and Marlborough Highway). For a cabin in the Central Highlands, 4 Bronte Estate is an affordable entry level property with plenty of scope for future development. Contact Nick Hay at Howell Property Group to arrange an inspection of this property. Facts: Property ID: 7872231 Title Reference: 52081/51 Council Rates: \$584 per year: Central Highlands Council. Water Rates: \$198 per quarter: TasWater Land Size: 0.0600 ha (0.148 acre) approx. Zoning: 16.0 Village. Council: Central Highlands Council. If you are unable to view the property, we are kindly offering virtual inspections or view with a walk around the property. If there is anything that we can do to make your buying experience easier, please let us know. Howell Property Group 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 its validity. Prospective clients are advised to carry out their own investigations.