

4 Clemons Street, Rosebery, Tas 7470

House For Sale

Thursday, 23 November 2023

4 Clemons Street, Rosebery, Tas 7470

Bedrooms: 2

Bathrooms: 1

Parkings: 4

Area: 588 m2

Type: House



Jenelle Carey
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\$225,000

This neat and tidy, two bedroom cottage, modern amenities, and energy-efficient features, is practically tailor-made for those looking to simplify without compromising on comfort. And the fact that it's well within budget? That's the sweet sound of a smart investment. Imagine the ease of downsizing into a place where everything has its purpose, and maintenance is a breeze. Plus, the added bonus of being eco-conscious and cost-effective with 24 solar panels, gas hot water and full insulation in walls, floor and ceiling. It's not just a home; it's a lifestyle upgrade that won't break the bank and will continue to make energy savings for you. Sounds like a fantastic place! The modern kitchen with a breakfast bar, walk-in pantry, electric cooking, rangehood and wall-mounted TVs is a great touch. Reverse cycle air-conditioner for all year comfort. Two spacious bedrooms, one with built-in and a wall TV, and the master with a semi-ensuite, walk-in robe and TV plug provide a comfortable setup. The European style bathroom with laundry facilities is both practical and stylish. This home is not just cozy but also eco-friendly. The paved entertainment area under the roof line is perfect for gatherings, sunroom, and the workshop and carport add both utility and convenience. With secure fencing, and additional storage in a council-approved container, you've covered all the bases. So, for those seeking a cozy, efficient, and budget-friendly haven, you have hit the jackpot. Let the downsizing adventures begin!

- Zoned Residential
- Land size 588sm approx.
- Yearly Council rates approximately \$1,400
- Yearly Tas Water approximately \$1,200
- Town sewer and water serviced
- Two bedroom
- Two toilets
- Semi ensuite to master
- Carport
- Covered entertainment area with tiled flooring & remote roller door
- Workshop
- Storage container
- Front sunroom
- 24 Solar panels & inverter
- Gas hot water

Call Jenelle to organise inspection.