

# 4 Silkwood Court, Blackmans Bay, Tas 7052



## Sold House

Thursday, 22 February 2024

4 Silkwood Court, Blackmans Bay, Tas 7052

Bedrooms: 4

Bathrooms: 3

Parkings: 6

Area: 1268 m2

Type: House



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**\$1,450,000**

The ultimate property for purchasers seeking relaxed contemporary living and a low-maintenance house, this substantial family home was constructed in 2016 with considered planning and design providing an enviable lifestyle in the sought after coastal suburb of Blackmans Bay. The detached outbuilding of 144sqm with double rollers doors, kitchenette and bathroom facilities adds further value for families with additional storage and working from home requirements. Tasteful interior design featuring high raked ceilings and a classic monochrome palate makes a statement right throughout the double storey home with multiple living areas. The well-equipped kitchen with quality European appliances and open plan dining room off the entry hall is light-filled and inviting, and a media room, playroom, games room and office adjacent add flexibility to the floorplan. Three bedrooms with built in robes are serviced by the central bathroom with bath tub and shower, and two powder rooms. The staircase to the upper level reveals the opulent master suite with generous ensuite bathroom and two separate walk in wardrobes. Access to a private terrace enhances the luxurious ambience in this wing of the home. The standalone storage/workshop/garage with separate kitchenette, bathroom and bedroom or studio accessed via a private door, making this an appealing feature for families seeking extra living/sleeping or working quarters. Finished to an extremely high standard, the home has a number of inclusions to make life easier, incorporating a security camera and alarm system, electric front gate, double sided gas feature fireplace, wired in surround sound in the bar and lounge, block out blinds in the downstairs bedrooms, ceiling heaters on the upper terrace and synthetic lawn outside. A 10kw solar system and comfort glass enhances the energy efficiency of the home, and a combination of reverse cycle air conditioning, electric panel heaters and some underfloor heating ensures year round comfort. An outdoor entertaining area with spa deck is a further welcome addition. Close to local amenities but far enough away to enjoy a tranquil ambience amongst leafy surrounds, this property is within easy reach of excellent local schools, childcare, parks and beaches and nearby to the amenities of Kingston and Hobart's CBD, this property is the perfect retreat for busy families.