

# 4046 Huon Highway, Castle Forbes Bay, Tas 7116

the property culture.

## House For Sale

Monday, 18 March 2024

4046 Huon Highway, Castle Forbes Bay, Tas 7116

Bedrooms: 5

Bathrooms: 4

Parkings: 4

Area: 2350 m2

Type: House



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## Offers Over \$775,000

Consisting of dual homes, a garage/workshop, and a church, this half acre (2350m<sup>2</sup>) unique property offers a multitude of possibilities. Currently, the rear of the dwelling is the main house with the front section returning a rental income. The workshop has good access from the main road and the church at the other end is simply a gem. The main home has been totally renovated to a high standard including a nice new kitchen and bathroom. There is a fresh, bright and airy feel throughout with French doors that lead out to covered decking that overlooks the fully fenced backyard. The main lounge is spacious and has a reverse cycle air-conditioner, providing easy, comfortable living all year round. From the lounge there is a clever study nook. The kitchen has been very well thought through, making great use of the space. The master bedroom is right up the back. You pass through a useful extra room to get there, this is currently the dining room. Completely separate and yet attached is the 3-4 bedroom accommodation at the front. This is the rented section with tenants who would love to stay on. This section has its own access, and own lounge, kitchen and bathrooms. The main bathroom here is also nice and new, plus there are 2 separate showers and 2 separate toilets. Originally this was once used as seasonal accommodation, much like a backpackers. Overall, the dwelling would be one big home with 5 bedrooms, plus a sunroom and study with 4 bathrooms and 2 living areas. Next to the dwelling is a huge garage/workshop facility. This is a solid concrete block building ideal for a mechanic or woodworker. Maybe you have vintage cars to store away safely to just want space to keep the cars, boat and camper. Next to that is the original 'All Saints' Catholic Church. This consists of one big open plan space much like a town hall. You will love the original features here, including the lovely timber floors, the arched windows and the vaulted ceiling. So many opportunities come to mind, you are sure to make good use of this amazing space. The land is level and provides great extra space to spread out. A large gravel carpark is practical and out the back a grassy area also has some fruit trees & berries. Set up your veggie beds and grow your own produce. Surrounded by cherries and pastures, this main road location provides excellent exposure for business opportunities and yet also enjoys a great rural environment. What would you do with such an interesting, flexible and diverse property? Please contact us for further information or to arrange a private viewing.