

# 44 Meredith Crescent, South Launceston, Tas 7249

## Residential Land For Sale

Tuesday, 30 April 2024



44 Meredith Crescent, South Launceston, Tas 7249

Area: 726 m2

Type: Residential Land



Ananda & Kate  
0363431329

## Offers Over \$299,000

An exceptional opportunity beckons at 44 Meredith Crescent, South Launceston, a rare blank canvas awaiting your vision. This vacant plot of 726 square metres presents a multitude of possibilities for families, investors, and developers alike. It is not often that such a prime piece of land becomes available so tantalisingly close to the Launceston CBD. Nestled in a sought-after neighbourhood, this land boasts commanding views into South Launceston and across to West Launceston, providing a picturesque backdrop for what could be your dream family home. The location is ideal, situated within walking distance to the Launceston General Hospital, leafy parks for weekend picnics and the bustling heart of the city. Families will relish the convenience of being close to a range of services, including excellent schools, ensuring a lifestyle of ease and accessibility. For investors and developers, this plot represents a golden ticket to capitalise on the strong market in Launceston (Subject to Council Approval), with the potential to create a multi-unit dwelling that blends profitability with stylish living. With the added advantage of an established driveway, you are one step ahead in the building process. The land is poised and ready for development – a foundation from which to launch your project without delay. This is a property where future memories can be made, investments can flourish, and dreams can be constructed. Seize the chance to own a slice of South Launceston – the potential is limitless. Key2 Property have obtained all information in the document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.