

# 44 Pawleena Road, Sorell, Tas 7172



## House For Sale

Wednesday, 17 April 2024

44 Pawleena Road, Sorell, Tas 7172

**Bedrooms: 3**

**Bathrooms: 2**

**Area: 603 m2**

**Type: House**



Deb Lawler

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## Offers over \$545,000

This 3-bedroom, 2 bathroom, as new home is a great buy. What fantastic value for those starting out, looking for an investment or slowing down. Situated in the new Pawleena Estate, with its gorgeous playground and open areas, and just a few minutes walk to major shops and facilities, this property is priced to sell. Never worry about losing your keys with the electronic entry pad. Once inside the home you will appreciate the neutral decor, giving you the opportunity to add a splash of your favourite colour. The open plan living makes for inclusive family living: the breakfast bar has room for the family to gather for the casual get together and watch as the chef of the house prepares whatever tasty treats are on the menu. Night and day blinds are fitted throughout, and this fully insulated home is kept at the perfect temperature with the heat pump. All three bedrooms have built-in robes, with the master offering a walk-in robe and ensuite, with shower plus vanity unit and loo. The main bathroom has a bath, shower, vanity, and a separate toilet. Access to the backyard, is via sliding glass doors, making it ideal for indoor/outdoor living. The backyard is fully fenced and safe for both the kids and pets alike. The externals of the home are a blank canvas, awaiting the inspired gardener to landscape. Off street sealed parking for at least 2 cars, with the potential to erect a garage later (STCA), there is room for vehicle access into the backyard. All in all, this gorgeous property is great value in today's market. N.B. The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however, we cannot guarantee it. Accordingly, all interested parties should make their own enquiries to verify the veracity of these details.