

46 Cambock East Lane, Evandale, Tas 7212



House For Sale

Tuesday, 14 May 2024

46 Cambock East Lane, Evandale, Tas 7212

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 811 m2

Type: House



Lochie Reid

0363323500

Offers over \$649,000

Nestled within the serenity of the charming Evandale township, 46 Cambock Lane is only a short twenty-minute drive from Launceston. Conveniently located just a brief commute from the Launceston airport, this residence seamlessly blends tranquillity and accessibility. Upon entry it is made immediate that this property has been thoughtfully designed, this single level home has been tastefully updated during the current owners tenure. Three generous sized bedrooms all have built-in storage, the master offers a walk-in robe and ensuite bathroom. The tasteful updates blend the elements of contemporary living whilst still preserving the warmth and character of the home. The well considered position of the undercover entertaining area provides an array of opportunities for those who are looking to entertain, all in conjunction with a sun exposed verandah at the front of the house. The principal living space adjoins the entry hall and is positioned at the front of the home. This space is generously proportioned and offers both cosy wood-fire heating and a heat pump. A secondary heat pump is within the kitchen and dining space. Off-street parking is provided by a well-sized carport and garage, offering secure accommodation for vehicles and additional storage. The secure garage with internal access is currently utilised as a workshop, though could be easily re-converted into a garage for vehicles. Two garden sheds further enhance the property's ample storage space. The front and rear gardens are both low maintenance and well cared for, providing enough space for those who like to garden, whilst still being easy care. Beyond its functional amenities and prime location, 46 Cambock Lane epitomises a lifestyle of both convenience and comfort. Located within the highly desirable historic township of Evandale, considered by many as Launceston's most exclusive satellite village. Evandale is a mere 15-minute drive from the city centre and only a few minutes away from Launceston Airport. Contact Lochie today to register your interest.