

# 46 Carnegie Street, Claremont, Tas 7011



## Sold House

Wednesday, 25 October 2023

46 Carnegie Street, Claremont, Tas 7011

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 873 m2

Type: House



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Nat Downton

## Contact agent

Positioned high on a 873m<sup>2</sup> block this 3 bedroom weatherboard home offers a split level design which allows for privacy and simple living. The main living area features views of Mt Wellington and the Derwent River with a spacious and open feeling, the updated kitchen is fitted with stainless steel appliances, an island bench and a stunning textured splashback. Fitted with ample storage and a Hitachi heat pump, this space is both stylish and practical. All 3 bedrooms feature floor to ceiling built in wardrobes with 2 of the bedrooms encompassing views across the river. The family bathroom is compact but functional with a shower over the bath and a large vanity. The home provides modern flooring via floating timber and carpets as well as new timber venetian blinds. The location of this property is one of its greatest attributes with Claremont Village just minutes away, bus stops within 50 metres, parks and schools just down the road and local shops right around the corner. The layout of the street makes for a great space to practice weekend sports with a grassed area in the middle of the circle. Downstairs a large under house storage space has the potential to be further developed into additional rooms or storage options. Outside a large backyard a blank canvas to maximise usable space. Perfect to entertain friends, a gazebo at the rear of the yard at the highest point takes in the very best of the view and all-day sun. This property would be a great purchase for a first home buyer, investor or a family looking for a bit more space. Thinking of Selling? If you are curious to know the value of your home and would like a no obligation free appraisal, please contact your local agent Nat Downton at Downton Property today!