

5/11a Duke Street, West Launceston, Tas 7250



Sold House

Monday, 14 August 2023

5/11a Duke Street, West Launceston, Tas 7250

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 388 m2

Type: House

\$610,000

Forget the Duke of Wales, we encourage you to welcome the Duke of the West! An excellent townhouse perched high and ready to greet you as you nobly deserve. With superb urban views in an excellent pocket of West Launceston, it is our pleasure to present this brilliant property to market. Offering modern living, a fresh neutral colour scheme, combined lounge and dining with commanding views, this townhouse is an opportunity not to miss for first home buyers, downsizers and investors alike. Rental estimate \$540-\$590 per week. The two-storey brick construction presents a sleek double garage leading to the downstairs utility room and access to side yard; third bedroom with built in robe and handy additional storage under the stairwell. As you ascend, the hall presents even more storage options and opens out to the exceptional living area. This really is an outstanding space, perfect for dinner parties or movie nights alike, kick back and enjoy this amazing 6x6m of endless possibility. The master suite boasts a large ensuite and walk-in robe; the main bathroom is complete with separate bath and adjacent toilet, servicing the second bedroom and living areas. The kitchen is treated to another view of the city and is complimented by the north facing alfresco, which is both private and secure. Its proximity to the CBD and short distance to local schools and conveniences, highlights the practical and sought after nature of this excellent townhouse. City fringe living in a secure, low maintenance complex, it is easy to see why we hold this home in such high regard. We look forward to welcoming you to 5/11a Duke Street. Council rates: \$545 p/q approx. Water rates: \$270 p/q approx. Strata fees: \$350 p/q approx. House size: 175m² (including garage) Land size: 388m² Year built: 2011 Zoning: General residential In situ Property have obtained all information in this document from sources considered to be reliable. All information is published solely for potential purchasers to assist them in deciding if they wish to make further enquiries.