

**5/132 Roslyn Avenue, Blackmans Bay, Tas 7052**



**Sold Villa**

Wednesday, 23 August 2023

5/132 Roslyn Avenue, Blackmans Bay, Tas 7052

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 118 m2**

**Type: Villa**

**\$608,000**

1.📍**Location:** The townhouse is conveniently situated within walking distance to Blackmans Bay Beach, Boronia Beach, and a short drive to Kingston Beach. This offers easy access to beautiful coastal areas and recreational activities.2.📍**Low maintenance:** The property boasts a well-cared-for and low maintenance terraced garden, which includes cosy garden rooms and decking for outdoor dining. This means less time spent on upkeep and more time to enjoy the space.3.📍**Functional layout:** The layout of the townhouse is designed with functionality in mind. It includes a formal lounge room, an open plan kitchen with modern appliances, ample storage, and bench space. The generous dining area is suitable for entertaining larger groups of friends and family.4.📍**Additional living space:** The garage of the townhouse has been temporarily converted into a multipurpose room, adding versatility to the layout. This provides an extra space that can be used according to your needs.5.📍**Bedrooms and bathrooms:** There are three good-sized bedrooms, all featuring built-in robes. The master bedroom includes a walk-in robe for added convenience. The central bathroom offers a separate shower and a bath, catering to different preferences.6.📍**Air-conditioning:** The property is equipped with reverse cycle air-conditioning, ensuring comfortable living throughout the year.7.📍**Storage solutions:** The standalone villa provides good storage solutions throughout the property, allowing you to keep your belongings organised and easily accessible.8.📍**Off-street parking:** In addition to the versatile garage, there is additional off-street parking available, providing convenience for residents and their guests.9.📍**Cat enclosure and garden shed space:** The property includes a cat enclosure, offering a secure outdoor space for your furry companion. There is also room for a garden shed, providing additional storage options.10.📍**Low body corporate fees:** The townhouse has low body corporate fees, reducing the ongoing costs associated with shared maintenance and services.11.📍**Proximity to amenities:** The location of the property is within an easy stroll to various amenities, including Blackmans Bay Beach, restaurants, cafes, shopping centers, schools, and public transport. This adds to the convenience and lifestyle benefits of the townhouse.Overall, this well-presented 3-bedroom townhouse offers a low-maintenance lifestyle with convenient access to amenities and beautiful coastal areas. It presents a solid investment opportunity for savvy investors or a great entry point for first-time home buyers looking to enter the market.