

520 Gravelly Beach Road, Gravelly Beach, Tas 7276



House For Sale

Wednesday, 17 April 2024

520 Gravelly Beach Road, Gravelly Beach, Tas 7276

Bedrooms: 3

Bathrooms: 2

Parkings: 7

Area: 6 m2

Type: House



Vaughan Rose
0418508358



Tanya Meneghetti
0363943366

\$899,000 - \$989,000

OFFER CLOSE WEDNESDAY 24th APRIL at 12 noon Step into a world of modern comfort and rural charm with this exquisite 3-bedroom, 2-bathroom home built in 2021, nestled on 6.59 Ha (16.4 acres) of pristine Tasmanian countryside. Boasting a newly constructed shed and a range of modern amenities, this property offers the perfect blend of luxury, functionality, and natural beauty. Key Features:

- **Newly Constructed Shed:** A newly constructed shed offers 2 garage spaces, 1 carport space, and 1 store room/workshop, providing ample storage and utility space for vehicles, equipment, and hobbies.
- **Luxurious Master Suite:** The main bedroom features 2 large built-in wardrobes and an ensuite with a heated towel rack and floor heating, ensuring comfort and convenience.
- **Generous Bedrooms:** The two additional bedrooms also boast built-in wardrobes and generous proportions, providing comfortable accommodation for family and guests.
- **Multiple Heating Options:** Stay warm and cosy year-round with 2 Mitsubishi heat pumps, a free-standing Saxon wood heater, and ducted heating, offering flexibility and efficiency in heating the home.
- **Energy-Efficient Features:** Double glazed windows, insulated ceiling, and walls, along with new blinds and window tinting, contribute to energy efficiency and comfort throughout the home.
- **Spacious Open Plan Living:** The home features a spacious open plan kitchen, dining, and living area with a breakfast bar in the kitchen, perfect for family meals and entertaining.
- **Alfresco Entertainment Area:** Enjoy outdoor living and entertaining with an alfresco area, providing the ideal setting for enjoying the tranquillity of the surrounding countryside.
- **Vermin-Proof Fencing:** New vermin-proof boundary and internal fencing ensure the safety and security of the property, perfect for hobby farming or keeping livestock.
- **Water Options:** Benefit from the convenience of town water and tank water, with the added bonus of a seasonal creek towards the back boundary for additional water options.
- **Convenient Location:** Just 6 minutes from Exeter schools, shops, and services, and a scenic 30-minute drive to Launceston CBD, this property offers both convenience and rural seclusion.
- **Rates \$2,400/annum • Water \$150/qtr approximately**

Experience the Best of Rural Living: Indulge in the tranquillity and natural beauty of rural Tasmania with this exceptional property. Whether you're a hobby farmer or simply seeking a peaceful retreat, this home offers the perfect blend of luxury, comfort, and country charm. Roberts Real Estate has made all reasonable efforts to obtain information regarding this property from industry and government sources that are deemed to be both reliable and factual; however, we cannot guarantee their complete accuracy in every instance. Prospective purchasers are advised to carry out their own investigations to ensure the property satisfies their suitability/usage requirements. All measurements and boundary lines are approximate.