

**54 Lawitta Road, Lawitta, TAS, 7140**



**Sold House**

Thursday, 6 July 2023

54 Lawitta Road, Lawitta, TAS, 7140

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 16**

**Type: House**

## **Enviably lifestyle opportunity!**

This stunning property sits on a 7053m<sup>2</sup> exceptionally rare parcel of land, boasting an enviable lifestyle for its next owners.

The level land is perfect for those seeking privacy from neighbouring properties and the options for use are endless.

The accommodation comprises a master bedroom with an ensuite bathroom and walk in robe, an additional 2 bedrooms - both with built in robes, a main bathroom with separate toilet and a laundry adjacent.

In addition, the centrepiece of the home is the large open plan living, combining the kitchen, dining and lounge area seamlessly. There is also a study nook in the living area also.

Fantastic outdoor entertaining is on offer with a large wrap around veranda for the entirety of the house, great for hosting or enjoying the scenery.

The large garage/workshop with powder room will appeal to those wanting some extra space or storage as well as additional accommodation. There is also a games room off this space too, with a large 4 car carport extended off the front.

There are copious amounts of off street parking available in addition to the carport.

Just a 5 minutes commute to central New Norfolk where you can find many common conveniences including shopping, cafes, medical facilities, public transportation and schooling.

Enviably lifestyle opportunity

Large land allotment with endless potential

Great spacious accommodation throughout

Huge garage/workshop with powder room and games room

Double carport and off street parking

Close to common conveniences

Council Rates: Approx. \$2,000.00pa

Water Rates: Approx. \$1,100.00pa + usage

Body Corporate: NIL

Rental Estimate: Approx. \$500 - \$580pw

Availability: Vacant Possession