

7/403 Sandy Bay Road, Sandy Bay, Tas 7005



Apartment For Sale

Tuesday, 16 January 2024

7/403 Sandy Bay Road, Sandy Bay, Tas 7005

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 76 m2

Type: Apartment



Ben Vance

0362209100

Offers Over \$590,000

Quarterdeck apartments are located by the waters edge in thriving Sandy Bay and provide convenience, vibrancy, and low maintenance living - allowing more time to enjoy life around you. Impressive mountain and sparkling river views will feature in your outlook and add to a vibrant lifestyle that you can enjoy from this wonderful blue-chip location. Largely in original condition, but also immaculate and highly functional, this apartment can be enjoyed as is or you can renovate and decide upon the décor to suit your own personality. The apartment is nicely elevated on the first floor capturing the morning and afternoon sun whilst enjoying a sunny aspect creating an abundance of natural warmth and light. There is easy access to the apartment from ground level via the combination of a ramp and several stairs. Comprising two double bedrooms, both with fitted wardrobes, that enjoy the rear aspect to the building with mountain views and afternoon sun. The well-appointed kitchen and generous living room feature water views especially with the morning sun sparkling on top of the River Derwent. The apartment is kept cosy with an off-peak storage heater and enjoys a solar passive design. There is also undercover parking for one car and an adjoining secure storage cupboard. Offering lots of convenience with easy access to local shops, the waterfront, cafes, Sandy Bay Shopping Precinct and more. The University of Tasmania is also within easy walking distance and the CBD of Hobart is just a short drive away. The property is available with vacant possession or with a long-term tenant in place. For further information or to arrange a private inspection, please contact Ben Vance. Council Rates: \$1950 per annum (approx.) Water Rates: \$1,000.00 per annum (approx.) Body Corporate Fees: \$ 2,600 per annum (approx.) Rental Estimate: \$ 500 per week Disclaimer: Every effort has been made to ensure the accuracy of the information contained here in. While there is no reason to doubt it's accuracy, guarantee can not be assured. The content is intended as advice and such as can not be taken as absolute fact. Accordingly all interested parties should make their own enquiries to verify this information.