

72 Lipscombe Avenue, Sandy Bay, Tas 7005



Sold House

Wednesday, 4 October 2023

72 Lipscombe Avenue, Sandy Bay, Tas 7005

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 723 m2

Type: House



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Immaculately maintained and superbly presented in one of Sandy Bay's premier streets, 72 Lipscombe Avenue is a solid brick residence on approximately 723m² of perfectly landscaped grounds. 72 Lipscombe Avenue is a two-storey home comprising approximately 322m² floor area with a north-easterly aspect and panoramic views over the River Derwent and back to Mount Wellington. The home has luxurious high ceilings and a desirable layout, with four generous-sized bedrooms, multiple living rooms, a separate dining room, entertainment room with bar and a home office. This space could also provide self contained living quarters, with separate access downstairs. 72 Lipscombe Avenue is kept warm and comfortable year round through underfloor heating and a reverse cycle heat pump. On the first floor, the master suite occupies the eastern wing of the home, with a discreet ensuite and large built-in wardrobes. A French door from the master suite opens onto an elevated alfresco entertaining deck, offering captivating views of the River Derwent and the rear garden. Two additional bedrooms on this level each offer their own private and unique perspectives. Both bathrooms are finished with marble throughout. An elegant formal lounge, adorned with an original fireplace, seamlessly connects to the adjacent dining room, which leads to the well-appointed kitchen. The kitchen has parquet flooring and features granite countertops with blackwood cabinetry, integrated appliances and ample storage. The kitchen also incorporates a cleverly designed laundry chute to the laundry room below. Each room on the upper level offers a distinct and private outlook. The lower level of the home accommodates the fourth bedroom, a bathroom, second living area, home office, laundry and a storage room. French doors lead to a meticulously maintained backyard including an automated watering system, accompanied by a standalone garage and workshop. The home features two garages, one with internal access to the home. 72 Lipscombe Avenue provides the fortunate purchaser an opportunity to move straight into a secure home with no work required. 72 Lipscombe Avenue is conveniently located just a short drive to local prestigious schools and all shops, services, cafes and restaurants Sandy Bay has to offer. Contact Cam Rogers on 0475 002 814 or cam@wolfproperty.com.au for more information, or to arrange an inspection.