

# 8/31 Riverview Parade, Rosetta, Tas 7010

## Sold House

Monday, 8 January 2024

8/31 Riverview Parade, Rosetta, Tas 7010

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 456 m2

Type: House



John McGregor  
0419892104



Chris McGregor  
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**\$600,000**

8/31 Riverview Parade is incredibly charming and not in the small sense, more like a feast for the imagination. There is so much to love, from the upstairs story like rooms, multiple living areas, convenient location, and safe surrounds, this is a one of kind property and is one that you must visit.\* Huge potential to change the purpose of the home depending on your needs.\* Be it a 3 bedroom with office and 2 living areas or an incredible 5-bedroom home.\* Beautiful amount of character with pitched rooms that look like they're straight out of a story book.\* Upstairs has 4 separate rooms that can serve multiple different purposes.\* Separate, modern kitchen with an abundance of cabinetry.\* Separate lounge room downstairs with wood heater.\* Main bedroom has its own reverse cycle air conditioner and ensuite.\* Downstairs also has a separate washroom and bathroom with shower over bath.\* Outdoor entertaining area and multiple garden sections, perfect for a green thumb but won't overwhelm you.\* Off Street parking for 2 cars and additional area perfect for a trailer.\* Located within a safe complex but with a surprising amount of privacy.\* Close to schools, shops, and public transport. The home offers an incredible amount of flexibility and as your needs change, so can the home and in doing so, will last you a lifetime. Disclaimer: All care has been taken by 4one4 Real Estate and 4one4 Media House when compiling the marketing material and information in this presentation. We cannot guarantee the accuracy of any measurement or details supplied in this advertisement and make no representation or accept any responsibility for the whole or part of this advertisement. The particulars contained in this advertisement do not form any contract. We recommend that any interested parties should have the information independently verified and make their own enquires to satisfy themselves in all respects. All photos, video and marketing material remain the property of 4one4 Media House, a division of 4one4 Real Estate, and are not to be downloaded and used for any purpose without the express consent and written permission of 4one4 Real Estate.