

86 Abbott Street, East Launceston, Tas 7250

House For Sale

Monday, 18 March 2024

86 Abbott Street, East Launceston, Tas 7250

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 473 m2

Type: House



David Hernyk

0363379700

Best Offer Over \$824,000

Nestled in a sought-after location, this character-filled residence boasts proximity to the bustling CBD, Launceston General Hospital, and top-rated schools. Step into a world of charm and elegance as you explore the exquisite details of this recently renovated and restored property. As you step through the door, you'll be greeted by the warmth of beautiful timber flooring, high ceilings, and original archway, setting the tone for the inviting atmosphere that permeates throughout. With three bedrooms, including a spacious master retreat, complete with powder room, there's ample space for the whole family to relax and unwind. The central updated bathroom, complete with a separate shower and freestanding clawfoot bathtub, adds a touch of luxury to daily routines. Designed with functionality in mind, the home offers multiple living zones including a formal lounge bathed in natural afternoon sunlight that pours through the bay window and character-led light. There's a gas fireplace in this room for cozy winter reading. There are also two reverse cycle air conditioners for your comfort. Entertaining is a delight in the open-plan kitchen, living, and dining area, which seamlessly transitions to a private deck - the perfect spot for al fresco dining or simply soaking up the morning sunshine. The kitchen is a standout, with granite island benchtop and matching splashback as well as butchers block flanking the feature 900 gas cooktop. The dining table has been designed to integrate and will stay as an inclusion. The cottage-style gardens provide a picturesque backdrop, creating a serene oasis. Single carport with remote entry and quality fencing round out this classic East Launceston home. Don't miss your chance to experience the perfect blend of character and convenience in East Launceston. Enquire today and make 86 Abbott Street your forever home. Rental Estimate: \$650p/w House size: 115m² Land size: 473m² Built: 1920 Rates: \$2,200 Approx. p/a Council Zoning: Residential Council: City of Launceston Heritage listed: No** Harcourts Launceston has no reason to doubt the accuracy of the information in this document which has been sourced from means which are considered reliable, however we cannot guarantee accuracy. Prospective purchasers are advised to carry out their own investigations. All measurements are approximate.**