

# 9 Bevan Court, Legana, Tas 7277



## Sold House

Thursday, 21 September 2023

9 Bevan Court, Legana, Tas 7277

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 3096 m2

Type: House



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## Contact agent

In a world of its own that's individual yet in no way isolated, this exceptional home and its fully fenced allotment of some 3096m<sup>2</sup> (3/4 acre) creates a wonderful context for family life accompanied by mature trees, beautiful birdsong and pleasing privacy. A tree lined drive delivers the ideal introduction to a home that's fully renovated, ready to enjoy and designed to make the most of the garden outlooks. Wide, welcoming verandahs that reflect a respect for homestead traditions complement the character of superb single level spaces including dual living domains and a separate dining area served by a new kitchen featuring stone benches, a central island, quality appliances and ample cabinetry. Four bedrooms and two bathrooms, including a main bedroom with a walk-in robe and elegant ensuite, deliver highly desirable family accommodation. The second bedroom's sitting area adds a refined retreat, the third bedroom's walk-in robe and the fourth bedroom's flexibility to perform a study/office role enhance the relaxed refinement of this residence while the family bathroom is supported by a separate laundry. Double glazed windows, ducted heating and air-conditioning and a fresh modern look define dimensions that are surrounded by expansive gardens, a secure double garage and additional double carport. Legana's shopping centre, services and facilities including doctors, dentists, the vet, tavern and the new school projected for 2024 ensure enjoyment of this popular family destination where the sense of community is strong and Launceston CBD is easily reached. For more information or to arrange a site inspection please contact Jessica Hogarth on 0488 016 035 or Lochie Rooney on 0408 073 118.