

96 Penrith Street, Riverside, Tas 7250

Sold House

Tuesday, 15 August 2023

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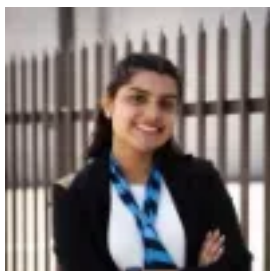
Bedrooms: 5

Bathrooms: 2

Parkings: 3

Area: 865 m2

Type: House



Nav Kaur
0363379700



Jeremy Wilkinson
0363379700

\$700,000

This is a truly exceptional residence with tasteful upgrades to the kitchen and bathrooms, boasting 246 sqm of unparalleled living space. Bathed in natural light, this home graces a coveted north-facing position, providing breathtaking vistas of the city skyline and tranquil water views. With a layout designed for the modern family, the upper level offers a spacious and inviting environment, while the ground floor features a fully self-contained unit, perfect for extended family or rental income potential. Embrace sustainable living with the inclusion of a 20-panel solar system, a testament to this home's eco-conscious design. This feature not only allows you to reduce your carbon footprint, but also promises significant savings on your power bills. For astute investors, this property presents a golden opportunity, with a potential yield exceeding 6.5%. Don't miss your chance to own this remarkable residence that seamlessly combines style, comfort, and financial savvy.

Features:

- Brick, low maintenance five-bedroom & two-bathroom home
- Large 20 panel solar power system
- North facing deck and private rear outdoor entertaining area
- Amazing water views from all the spacious living areas and kitchens
- A sunny and modern, well-appointed kitchen with loads of storage - a joy for any home cook
- Three double bedrooms upstairs - all with built in wardrobes
- Separate 2-bedroom self-contained flat downstairs - perfect for the extended family or rental income/Airbnb
- Renovated bathroom upstairs offers a bath and the convenience of a separate toilet
- Bathroom on the ground floor has walk-in shower - perfect for an older parent or disabled
- Convenience of electric heating and reverse cycle air conditioning
- Updated laundry with oodles of bench and storage space
- Fully fenced - perfect for kids and pets
- Double carport, off street parking, garden shed
- Only 300 m to the shops, supermarket and facilities at the Riverside Shopping Centre
- Close to a private and public schools & community sporting facilities including pool, golf, tennis & bowls
- Only 6 minutes' drive to Launceston's CBD

Contact Jeremy Wilkinson or Nav Kaur for further information.

Current rental estimate: Up to \$680 pw as one or Divided into 2 units \$480 pw upstairs and \$400 pw downstairs (with minimal modifications)

House size: 246 sqm
Land size: 865 sqm
Built: 1979
Council rates: \$1,930
Zoning: General Residential
Council: West Tamar
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