

Address available on request, East Devonport, Tas 7310

PROPERTYCIRCLE

Villa For Sale

Tuesday, 7 May 2024

Address available on request, East Devonport, Tas 7310

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Villa



Sharyn Crack
0400544417

Offers Over \$309,000

Only two years old, this immaculate unit is packed with quality features and offers a secure, convenient, low maintenance lifestyle for those aged 50 and over. View the "Spirit of Tasmania", sailing yachts and regular vessels entering, anchoring and exiting the port. Or get on the water yourself as a public ramp is only 5min away. Watch a variety of wildlife, resident coastal birds and the occasional seal popping up. This is a fantastic location that is only 10min to Devonport CBD, Mersey Hospital and Devonport Airport. The unit floor plan consists of an open plan living and dining area, modern kitchen with stone benchtops, two bedrooms both with built in robes, well-appointed bathroom, separate laundry and a single garage with internal access and a remote control door. Double glazed windows throughout the unit with reverse cycle air-conditioned keeping you cool and cozy throughout the four seasons. There is a substantial area of beautifully maintained parklands on your doorstep including the "Eastern Foreshore Heritage Trail" (a 5.8km flat leisurely walk along the coast). The sea air is invigorating and the sound of the waves lapping the shore will never grow old. Things we love about this home:

- Set in a cul-de-sac within the Village (no-thru traffic).
- Owner has added many upgrades to the standard build package, window tinting, stone benchtop, extra power points, high quality bamboo carpet and much more.
- A beautiful walk-in property, meticulously cared for in a small well established over 50s community with minimum overheads.
- Quality window furnishings throughout.
- LED lighting throughout.

There is a weekly site rental fee of \$175.00 which includes Building Insurance. This fee may be eligible for full or partial rent assistance for clientele fitting the right criteria. This is your opportunity to acquire not just a home but a lifestyle in a location with stunning views nearby.** Property Circle Tas 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.