

# 1 Malabar Road, Claremont, Tas 7011



## House For Sale

Wednesday, 3 July 2024

1 Malabar Road, Claremont, Tas 7011

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 647 m2

Type: House



Nat Downton  
0361050454

## Offers Over \$495,000

We are proud to present 1 Malabar Road, Claremont, this charming property is a fantastic opportunity for first-time home buyers, investors, or anyone looking to downsize in a sought-after location. Built in 1966, this cozy brick home offers three bedrooms and one bathroom, providing ample space for various living arrangements. Situated on a generous 647m<sup>2</sup> (approx) corner block, with gorgeous natural light and sun, it offers both indoor and outdoor possibilities. The property features modern upgrades to the kitchen and bathroom and showcases a neutral colour palette throughout. Enjoy the cold winter nights with the convenience of a wood heater all whilst taking in the leafy outlook. All of the hard work has been completed. The property has been freshly painted both internally and externally including the roof. The grounds outside are landscaped and offer an abundance of entertaining options via a double carport. There is a workshop space or storage under the house with power for those that like to tinker. Ideally located, this home is close to schools, transportation, and parks, making daily errands and activities hassle-free. Schools and amenities are just a short distance away, ensuring convenience at your doorstep. Key Features: Ideal first home or investment opportunity Functional and well-considered floor plan Modern updates throughout Central family bathroom with separate toilet Low-maintenance backyard with garden shed and double carport Close to supermarkets, services, and public transport Don't miss the chance to make 1 Malabar Road your new home!