

# 39 French Street, Launceston, Tas 7250

## House For Sale

Sunday, 23 June 2024

39 French Street, Launceston, Tas 7250

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 360 m2

Type: House



Luke French  
0363326433



Dani Cramp  
0363326400

## Expressions of Interest

Situated in one of Launceston's most sought-after pockets, this beautifully renovated north-facing terrace on French Street presents a rare opportunity. Spanning three levels, the renovation of this 3 bedroom home has been elegantly executed, maintaining the charming heritage of its circa 1880 build while incorporating a contemporary extension. High-quality workmanship, fittings, and fixtures are evident throughout, complementing the home's original features. Beautiful decorative hallway arches, ceiling roses, wide cornices, and skirting boards are all enhanced by soaring ceilings. The three generous bedrooms are serviced by the updated bathroom as well as a convenient powder room. At the rear, the open plan kitchen opens onto an undercover deck with expansive glass doors, seamlessly extending the living and entertaining area with perfect sunset views. Currently operating as an Airbnb, the property generates an approximate annual gross income of \$50,000, offering the potential for steady income. This pocket of Launceston is highly desirable due to its close proximity to the CBD, parks, and Launceston General Hospital, while Charles Street's cafes, restaurants, and wine bars are just a short walk away. The information on this website has in part been supplied to Harrison Agents Launceston by third parties and all information is published solely for potential purchasers to assist them in deciding whether or not they wish to make further enquiries about the properties. Harrison Agents Launceston has not checked the accuracy of the information and does no more than pass it on.