

**44 Braeview Dr, Old Beach, TAS, 7017**



**House For Sale**

Wednesday, 14 August 2024

44 Braeview Dr, Old Beach, TAS, 7017

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**

## Welcome home

Here is your opportunity to secure an ideal family home in Old Beach, where comfort and space come together perfectly.

This 2012 built home is your gateway to a quality lifestyle, offering 3 bedrooms on more than 1 hectare of land.

Entering the property you will be welcomed by an attractive home, set behind a clever privacy screen of Cypress trees.

Once indoors you will find a warm and inviting family space that flows through to the dining and kitchen.

The kitchen is well equipped with gas cook top, Miele dishwasher, a large pantry, plenty of bench space and a full window which overlooks the property and floods the space with natural light.

Down the hall there are three bedrooms, all with built ins and the master has access to the two way bathroom.

There is a second separate toilet and a good sized laundry with access to the back yard.

And its outside that this home continues to deliver. The land offers a private natural wonderland, with a small brook running through the back of the property and plenty of spots to build tree houses and forts.

The back of the block enjoys views to beautiful Mount Wellington and subject to council, may be the perfect place for an ancillary dwelling or studio.

The home is on mains water and has an enviro-cycle septic system installed. There is the luxury of instant gas water and there is a convenient reverse cycle air conditioner for heating and cooling.

If it's a little more land you are looking for, with the conveniences of services a short drive away, then please call me Donna Wooley of Homelands Property today.

### Disclaimer:

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The Agents are unable to verify whether the above information is accurate. All interested persons should make and rely upon their own enquiries in order to determine whether or not the information is, in fact accurate.