

# 7 Garland Grove, Youngtown, TAS, 7249



## House For Sale

Wednesday, 14 August 2024

7 Garland Grove, Youngtown, TAS, 7249

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Jane Crawford

## **Sleek, Stunning and Effortless**

This beautifully constructed, nearly new home, nestled in a quiet cul-de-sac, is ready for its new owners.

This stunning home features a flexible floor plan designed to cater to your family's evolving needs. It includes three spacious bedrooms and two modern bathrooms, offering ample space and comfort for everyone. Additionally, the playroom or office can be easily converted into a fourth bedroom, providing the flexibility to accommodate a growing family, guests, or a dedicated workspace. This adaptability ensures the home can meet your family's needs, now and in the future .

Stay comfortable year-round with the MyAir ducted electric heating and cooling system, which allows you to set the perfect temperature with the touch of a button via the tablet or app on your smartphone.

The showcase kitchen features top-of-the-line Asko and Neff appliances, sure to inspire the master chef within. The living spaces face north, attracting incredible warmth and sunlight, making this home a cozy place to be in the cooler months.

The property also includes a garden shed for your gardening necessities and benefits from 6.6kW solar power, making it both convenient and eco-friendly. Additionally, there is a secure parking space behind the gate located on the side of the house, providing extra security for your vehicles.

Discover the perfect blend of modern living and peaceful surroundings at 7 Garland Grove-your ideal home awaits.

Council rates: \$624 p/q approx.

Water rates: \$370 p/q approx.

House size: 147m<sup>2</sup> (including garage)

Land size: 705m<sup>2</sup>

Year built: 2022

Belle Property have obtained all information in this document from sources considered to be reliable. All information is published solely for potential purchasers to assist them in deciding if they wish to make further enquiries.