

# 2/11 Sophia Street, Kingston, Tas 7050



## House For Sale

Saturday, 24 February 2024

2/11 Sophia Street, Kingston, Tas 7050

**Bedrooms:** 4

**Bathrooms:** 3

**Parkings:** 4

**Area:** 416 m<sup>2</sup>

**Type:** House



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## Offers over \$785,000

Discover the very best in flexible living in this spacious and stylish Kingston abode. The two-level layout is bright and open with dual living potential, ready to comfortably accommodate family and guests making this a must-see for modern buyers. Upstairs, beautiful on-trend flooring flows underfoot and there are oversized windows to ensure an abundance of natural light. Both the living and dining spaces open to a large deck where you can relax and take in sweeping views of the surrounding landscape and beyond. A modern kitchen, with quality appliances and an island bench, will be a favourite place to gather as you show off those culinary skills. After dinner, drinks are best enjoyed by the fireplace as you warm your feet and relish the peace and privacy of this wonderful property. There are two good-sized bedrooms on this level, including an owner's suite with a walk-in robe and ensuite. The guest bedroom has a walk-in robe and easy access to the bathroom, with a separate toilet, while a laundry room that opens to a porch completes this level. Downstairs, a well-equipped kitchenette and a living space provide comfortable accommodation for grandparents, older children or guests. There are two bedrooms, both with built-in robes, plus a bathroom with a separate toilet. A rumpus room offers even more living space or it can easily be converted back into a garage if that is more suitable. The living area opens out to a small deck and there is a storage closet for added convenience. This north-facing home is one of only two on the block and offers off-street parking for two cars. You are also treated to a wonderful cul-de-sac location close to local schools, public transport and the Channel Court shopping centre to ensure everything you need is within easy reach.