

1/2 Paterson Street, Launceston, TAS, 7250

Unit For Sale

Friday, 30 August 2024

1/2 Paterson Street, Launceston, TAS, 7250

Bedrooms: 2

Bathrooms: 1

Type: Unit



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Iconic Art Deco Inner City Gem

Discover the perfect blend of history and modern living at Luck's Corner, a beautifully preserved Art Deco landmark in Launceston. Built in 1937 as G Luck's Butcher, this solid brick, two-bedroom townhouse is now a successful Airbnb. The fully renovated, fully furnished apartment features polished timber floors, a contemporary galley kitchen with a breakfast bar and an open-plan living area. Enjoy the convenience of reverse cycle air conditioning and a space-saving bathroom and laundry.

Located in the heart of the city, you're just steps away from shops, cafes, restaurants, and entertainment. With easy access to hospitals, supermarkets, the cinema, Cataract Gorge and the Seaport, this property offers exceptional returns for short or long-term accommodation or a chance to enjoy your own urban retreat. Own a piece of Launceston's history at Luck's Corner, where heritage meets modern comfort and convenience.

Key Features:

- Exceptional return on investment through short or long term accommodation
- Currently run as a very successful Airbnb
- Circa 1937, solid brick two bedroom townhouse
- Located on the top floor of the historic icon - Luck's Corner
- Fully renovated apartment in the heart of Launceston city
- Fully furnished including white goods in situ are included in sale price
- Neutral tones throughout & polished timber floors
- Updated, contemporary galley kitchen with breakfast bar
- Open plan kitchen, dining and living area
- Space saving bathroom and laundry combined
- Convenience of reverse cycle air conditioning
- Shops, cafes, restaurants, hotels & entertainment are all outside your door
- Easy walking distance to hospitals, supermarkets, cinema, Cataract Gorge and the Seaport
- 12 minutes to Launceston Airport

Long term rental estimate: Up to \$410 pw

Airbnb rental income estimate: \$54,000 pa (Average nightly rate \$350 - \$380)

Unit size: 66 m²

Land size: 66 m²

Built: 1937

Council rates: \$1,490 pa

Body corporate fees: \$1,320 pa

Zoning: Central Business

****Harcourts Launceston has no reason to doubt the accuracy of the information in this document which has been sourced from means which are considered reliable, however we cannot guarantee accuracy. Prospective purchasers are advised to carry out their own investigations. All measurements are approximate****