

UNIT 2/13 CEDAR COURT, Sandy Bay, Tas 7005



Sold Apartment

Tuesday, 19 September 2023

UNIT 2/13 CEDAR COURT, Sandy Bay, Tas 7005

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 100 m2

Type: Apartment

Contact agent

• Spectacular water views • Established neighbourhood in exclusive Sandy Bay • Close to beaches, cafes, lifestyle, shopping • Brand new, quality, complete renovation • Double-glazed windows, energy efficient heating/cooling, North facing • Top floor unit, only two units • Large block • Low maintenance gardens • 2 large bedrooms and a sizeable study

Inspections can be arranged at short notice, 7 days a week. An outstanding opportunity to enter a blue-ribbon area of Hobart, whether you are looking for a fabulous place to live or to add an executive rental to your portfolio. One of only two units, this is the private oasis you have been hoping for. Photos simply do not capture the incredible water and mountain views and the quality of this extensive renovation. A visit is an absolute must. Arranging an inspection is easy: available 7 days. Positioned in a leafy area of Sandy Bay, Cedar Court was once part of the Swiss Consulate estate. Surrounded by exclusive, well-established dwellings and an iconic Monterey Cypress hedge, quiet and peaceful, yet it is less than 5 minutes from the bustling Sandy Bay Shopping precinct; very close to Nutgrove Beach, the Sandy Bay Promenade and several smaller café localities. This apartment has been completely renovated: double-glazed windows, entertainer kitchen, quality bathroom, new hard and soft floor coverings, downlights, and heat-pump air conditioning. No costly wait times for building trades (now reaching 12 months and longer in Hobart)! Occupying the entire top floor of the two-unit complex, the 'Penthouse' faces north and features excellent natural light and spectacular 180-degree water views across the Derwent River which have to be seen to be believed! Mt Wellington is also on show and yet privacy is assured as none of the property's windows are overlooked by neighbours. As you enter, on your right is a generous, airy main bedroom with masses of built-in storage and spectacular views up the Derwent. Directly across the hall is the executive bathroom with separate facilities. Guided further by the timber floating floor boards, you will find a dedicated office space (nearly bedroom sized), ready to work from home. Then there is a generous second bedroom with built-in robe and views of Mt Wellington. The 'Penthouse' expands to an open-plan kitchen/living space, bathed in sunlight and featuring those incredible water and mountain views. The entertainer's kitchen is brand new and features a sleek layout, quality appliances, ample bench space and loads of storage. Sliding doors open onto a balcony where you can comfortably entertain. Whether you wish to watch Sydney-to-Hobart yachts racing to the finish line, enjoy the spectacle of the New Year's Eve fireworks, marvel at the snow on Mount Wellington or simply experience the ever-changing colours and serenity of the Derwent, you will be mesmerised by the view. Downstairs is the laundry, store room and undercover parking. The fully fenced complex is surrounded by a generous, low-maintenance garden. Those with a 'green thumb' and an eye for design will recognise a space ripe for their own creativity and personal touches. The Penthouse is located within easy walking distance of both well-regarded public schools and prestigious private schools, the University of Tasmania, medical facilities and a number of nearby shopping options. Imagine taking an early morning walk on Nutgrove Beach, going for a jog along the Sandy Bay Promenade or meeting friends at your local cafe just two minutes' walk away, where you will also discover some of Hobart's best fish and chips and wood fired pizza. Just 8-15 minutes to the city centre by car or bus, or cycle through Battery Point along the bikeway. Everything has been done here, all you need to do is move in. Please don't hesitate to press on 'contact' to find out more. Inspections easily arranged. Note: furniture has been added digitally for visualization purposes. Dimensions/measurements are approximate. Interested parties need to verify.