

2/6 Verbena Place, Glenorchy, Tas 7010



Unit For Sale

Saturday, 29 June 2024

2/6 Verbena Place, Glenorchy, Tas 7010

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 65 m2

Type: Unit



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Offers Over \$420,000

If you're looking for your very first home, a fabulous renovation project or keen to add to your portfolio then this opportunity is not to be missed. Positioned in a quiet cul-de-sac and one of only two dwellings on the block, this property has level front door access and the 198m² allotment overlooks Humphreys Rivulet and a well-maintained reserve. Enjoy the short stroll to bus and local shopping, with all services and major retail options a five minute drive away in Glenorchy's central hub. Boasting new flooring, including new carpet in each bedroom, this property is just perfect for further improvements and also suitable for downsizers seeking easy care living with all amenities nearby. Whatever direction you choose to take you're sure to reap the rewards. The existing layout has a generous living area with adjacent kitchen in addition to a combined bathroom laundry and separate toilet. Each bedroom has built-in robes, the larger of the two with views across the reserve and direct access to a 3x3m timber deck. A couple of steps down reaches the fully fenced backyard, home to a large garden shed and there's off street parking for two vehicles. You'll love the 20 minute commute to the CBD by bus or car and the Intercity Cycleway is a great alternative for traffic free travel to the city. A number of schools including Glenorchy Primary, Guildford Young College and Montrose Bay High School provide plenty of options for families. When the weekend rolls around Mona, the Derwent Entertainment Centre and Tolosa Park are within close proximity and your choice of hiking and biking trails in the foothills of Kunanyi/Mount Wellington are virtually on your doorstep.

- Two bedroom unit with new flooring and carpets
- Huge potential for renovation
- Suit first home buyers, investors, downsizers
- Low maintenance 198m² block with views to reserve
- Rear deck, fully fenced backyard, OSP for two vehicles
- Features: NBN connection, 3x3m garden shed
- Walk to bus and local shops, 5 min drive to central Glenorchy

Roberts Real Estate have made all reasonable efforts to obtain information regarding this property from industry and government sources that are deemed to be both reliable and factual; however, we cannot guarantee their complete accuracy in every instance. Prospective purchasers are advised to carry out their own investigations to ensure the property satisfies their suitability/usage requirements. All measurements are approximate. Photos are indicative of the property only.