

**63 Sorell Street, Chudleigh, TAS, 7304**

**Acreage Semi-rural For Sale**

Sunday, 3 November 2024



63 Sorell Street, Chudleigh, TAS, 7304

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 6**

**Type: Acreage Semi-rural**



Ananda & Kate

0363431329

## A Quaint Piece of History

Located on the main road of Chudleigh and situated on just under an acre, this property offers a unique blend of history and breath-taking views.

Originally the maternity hospital for the district and housing the butcher's shop of yesteryear, 63 Sorell Street is steeped in history; with some modern updates to make you feel right at home.

Comprising of 5 bedrooms (main with ensuite and WIR) and 2 additional bathrooms, plus off-street parking for 6 plus vehicles, there is room for the whole family. The recently renovated kitchen is equipped for any size gathering and the remodelled living area offers a cozy retreat for all.

With multiple living areas, a flexible floor plan and an abundance of storage, there truly is a place for everything and everyone.

Outside, the 24x15m shed offers 2 office spaces and a 15m mezzanine and plenty of floor space for your toys or home business.

The old butcher's shop has been converted to a cold room with industrial unit for constant cooling.

The 4 water tanks provide for a year-round supply of the beautiful rain waters that frequent this corner of the state and help to feed the 30+ meter hothouse, reducing your need to purchase fresh produce. With already established apple, pear and plum trees along with a vegie and herb garden- your grocery bill is sure to come down.

Located a few short minutes from Deloraine and 45 minutes from Launceston and Devonport, 63 Sorell Street is the perfect opportunity to carve out the quiet life.

Council rates: \$205 p/q approx.

Water rates: \$100 p/q approx.

Building size: 183m<sup>2</sup> approx.

Land size: 3,883m<sup>2</sup> approx.

Year built: 1920

Rental estimate: \$450 per week approx.

Key2 Property have obtained all information in the document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.