

1/329 St Leonards Road, St Leonards, TAS, 7250



House For Sale

Friday, 15 November 2024

1/329 St Leonards Road, St Leonards, TAS, 7250

Bedrooms: 2

Bathrooms: 2

Type: House



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Easy Living in Good Location

Welcome to 1/329 St Leonard's Road, St Leonards-originally the old St Leonard's school house-now transformed into a charming, modern two-bedroom, two-bathroom residence. This unique home blends historic character with contemporary updates, appealing to a wide range of buyers, including first-home buyers, investors, and those seeking a manageable downsizer. Ideally situated in a convenient, well-connected area, the property is directly opposite St Leonards Primary School and just a short drive from the Newstead shopping precinct and Launceston CBD.

Step inside to discover a beautifully maintained interior, featuring a neat and tidy kitchen equipped with quality appliances and ample storage space. This kitchen flows seamlessly into an adjoining dining area, perfect for casual meals and entertaining alike. The separate lounge at the front of the home offers a cozy and comfortable space to unwind. The home is kept comfortable year-round with a reverse cycle air conditioning system, plus the added warmth of a wood heater.

Both bedrooms are fitted with built-in robes, ensuring generous storage options. The main bedroom enjoys the luxury of an updated ensuite, while the second bedroom is serviced by a main bathroom, providing added convenience and privacy for family or guests.

At the rear of the home, you'll find a separate laundry and a handy mudroom, adding functionality to the layout. Outside, the low-maintenance yard is fully fenced, offering a secure and private space that's easy to care for. The property also features off-street parking, enhancing its functionality and appeal.

This well-located home in St Leonards is ready to welcome new owners looking for a versatile, easy-care property in a great neighbourhood. Don't miss the chance to make this charming residence your own.

- 2-bedroom, 2-bathroom property;
- Freshly painted & new carpet;
- Spacious kitchen with quality appliances;
- Main bedroom features updated ensuite;
- Functional rear mudroom and separate laundry;
- Fully fenced, low-maintenance yard for added security.

Year Built: 1940

House Size: 104sqm

Land Size: 315sqm

Council Rates: \$1,675pa approx

Water Rates: \$1,400pa approx

Municipality: Launceston City Council

School Catchments: St Leonards Primary

Zoning: General Residential

Sims for Property 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.