

# 1 Richards Road, Berriedale, TAS, 7011



## House For Sale

Thursday, 28 November 2024

1 Richards Road, Berriedale, TAS, 7011

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 9**

**Type: House**



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## **Opportunity Awaits: Develop or Build Your Dream Home - Unlock the Hidden Potential**

Nestled in a sought-after pocket of Berriedale, this Richards Road property offers a unique blend of comfort, charm, and exciting potential. With 3 bedrooms, 1 bathroom, and a sprawling 2,377m<sup>2</sup> block, it's perfect for those seeking space to grow, start a small hobby farm or an ideal investment in future development (STCA), all within minutes of essential services.

The home features a cosy layout, with three smaller-sized bedrooms designed for practicality. The heart of the home boasts a seamless flow from the kitchen to the dining area and into the spacious lounge. With high-pitched ceilings and a warm wood fire, the lounge is both inviting and versatile, enhanced further by an integrated sound system for ultimate entertainment or relaxation. The bathroom offers a spa bath for unwinding and a separate toilet for family convenience, while the internal laundry adds extra functionality.

Step outside onto the expansive deck to take in stunning views of the surrounding hills. It's an ideal spot for entertaining or enjoying peaceful moments. A triple shed at the rear provides abundant storage or workspace, and the extensive parking area accommodates multiple vehicles, caravans, or boats with ease.

With its substantial land size, this property is a rare find for those looking to invest in further development. The generous backyard offers ample space for additional structures-whether it's a second dwelling, multiple dwellings, a workshop, or your dream outdoor retreat-pending council approval.

Conveniently located near schools, parks, shops, and public transport, this property perfectly combines suburban tranquillity with accessibility. A true gem offering charm, space, and opportunity, it won't stay on the market for long. Don't miss your chance to secure this exceptional property.

Contact us today to arrange a viewing and explore its incredible potential!