

112 McKenzies Road, Leslie Vale, Tas 7054

House For Sale

Thursday, 9 January 2025

112 McKenzies Road, Leslie Vale, Tas 7054

Bedrooms: 3

Bathrooms: 1

Parkings: 5

Area: 2 m2

Type: House



Wendy Wade

Offers Over \$820,000

Located just 20 minutes from Hobart, Leslie Vale is renowned for its vibrant horse community and outdoor lifestyle with an abundance of riding, walking, and cycling trails. This idyllic property presents a dream setting for horse enthusiasts, gardeners, and those requiring space for a hobby or home business (STCA). Surrounded by a private garden, this beautiful 3-bedroom home blends modern comfort with cottage charm. Step inside to discover a country-style kitchen with ample storage and a delightful window bench seat. The kitchen flows into a spacious lounge featuring polished timber floors, a built-in wood heater with an elegant mantelpiece, and a heat pump for year-round comfort. The lounge opens through double-glazed bifold doors to a covered outdoor entertaining area. Here, you can soak up the sunshine and observe a wide variety of birds and wildlife. Completing the home are three generously sized bedrooms, two with built-in robes, a modern bathroom with underfloor heating and heated towel rail, a separate toilet, and a separate laundry for convenience. Ducted heating/cooling ensures the entire home stays warm and cozy on frosty winter days. Enjoy vibrant colours and fragrance year-round from an array of established rose bushes, rhododendrons, lilacs, camelia, a magnolia tree, and seasonal bulbs. A fully enclosed yard ensures safety for children and pets. The property also boasts an enclosed vegetable garden, chicken run, room for an orchard, and a single lock-up garage with remote roller door. Set on just over five acres, the property is designed with equestrian enthusiasts in mind and could easily be returned to that purpose. It features a large American-style barn with remote roller door ideal for storing a float, feed, and hay. The barn also contains a workshop area and space for separate tack room or office. Additional features include a horse wash bay, a 40 x 20 all-weather Riverstone sand arena (requiring some TLC), and four well-maintained paddocks. One paddock includes a 4x4 shelter shed, one is cut for hay annually, while another boasts a mix of pasture and bushland. Enjoy the serenity of a private forest with its circuit walk, perfect for riding your horse, afternoon strolls or exploring nature. This inviting lifestyle property offers:

- 2.09 hectares
- Access to a bore
- 59,000+ litres of tank water storage with recently upgraded tanks
- Septic system
- Heat pump hot water system
- Ceiling and underfloor insulation
- Freshly painted interiors
- Built: 1975
- Rates: \$ 1771.80 per annum
- Fixed NBN Wireless

Don't miss this unique opportunity to own a slice of paradise in Leslie Vale.** We have obtained all information in this document from sources we believe to be reliable, however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.