

**18 Colville St, Battery Point, TAS, 7004**



**House For Sale**

Friday, 15 November 2024

18 Colville St, Battery Point, TAS, 7004

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**

## **Lifestyle and location**

Desirably located in the heart of historic Battery Point amongst other well-established homes, a charming blend of classic original features seamlessly meld with stylish contemporary updates in this light-filled, warm and inviting character home.

Conveniently set across one level, the open plan kitchen, dining and family room forms the heart of the home. French doors open onto a sunny garden courtyard to create seamless indoor/outdoor living. A separate living room adjacent to the entry foyer also provides valuable additional space.

The primary suite features a generously proportioned ensuite bathroom with separate shower and free-standing bathtub. Two further bedrooms are serviced by the modern central bathroom with combined laundry facilities.

A combination of gas central heating and reverse cycle air conditioning ensures year-round comfort. NBN connection, mains gas hot water and off-street parking for one vehicle adds amenity.

With local Battery Point icons Shippies and Jackman and McRoss on the doorstep, and the cafes, bars, galleries, restaurants and boutiques of Salamanca just a short stroll down historic Kelly's Steps, this home is perfectly positioned to offer the very best of vibrant contemporary living close to all amenities.