

**20 Madeline Street, Latrobe, TAS, 7307**



**House For Sale**

Sunday, 3 November 2024

20 Madeline Street, Latrobe, TAS, 7307

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Colin Leiper

## **Brand New, Executive Villa Overlooking Bells Parade!**

Are you looking for less maintenance but not ready to sacrifice space or style? This elegant, quality-built, brand new home is set on a low-maintenance 471m<sup>2</sup> block with its own title and offers a stylish living solution without the upkeep of a larger property.

### **Elegant Design & Entry -**

On entering the property you are welcomed by an exposed aggregate driveway with a lock up garage and additional off-street parking to accommodate a second vehicle, caravan, or trailer.

The homes front entrance has a sense of grandness, with its unique multi-direction stairway leading one direction to the sheltered timber-lined entry landing and another directly into the landscaped, fully fenced garden.

Inside, a spacious entry boasts ample built-in storage on both sides creating a welcoming space without compromising roominess.

### **Light-Filled Living with Scenic Views -**

Enjoy sunlit open-plan living spaces with views of Bells Parade parklands and glimpses of the Mersey River through the trees. Imagine enjoying the changing of the seasons with Autumn colours right from your windows!

### **Primary Bedroom Suite -**

The expansive main bedroom, is a generous 4 x 5m and overlooks serene parkland views. It can comfortably accommodate a king size bed with enough room left for additional furniture. There's even a convenient TV outlet installed for leisurely in-room TV viewing. Being located away from the rest of the sleeping quarters and with its own spacious walk-in robe and a stylish ensuite, this room offers ultimate privacy & peace.

### **Additional Bedrooms/Bathroom Area -**

In a separate section of the home you'll find two additional, well-sized bedrooms, a separate toilet, and a large bathroom featuring a floating vanity, walk-in shower, and a freestanding soaker tub, which is perfect for unwinding at the end of a long day.

### **Functional & Stylish Laundry & Garage Space -**

The thoughtfully designed laundry room includes ample storage, a clever in-cupboard laundry hamper, and direct outdoor access. The extra height, single garage features a 10FT ceiling, ideal for large vehicles.

### **Sleek Kitchen & Pantry -**

The kitchen impresses with elegant matte dark green custom cabinetry and waterfall-edge countertops. A plumbed-in fridge alcove, built-in air-fryer/oven, electric cooktop and a dishwasher offer a kitchen space that is functional yet easy to keep clean. A walk-in pantry located near by is equipped with ample shelving, power points, and countertop space, keeping the main kitchen clutter-free.

### **Easy Access for Indoor-Outdoor Living -**

From the dining area, step directly out to an extra large entertaining area and fully fenced garden that wraps around the home. Low-maintenance garden beds and artificial turf make upkeep a breeze, leaving you more time to enjoy the scenic views and relax with a morning coffee or a glass of wine while watching the world go by.

### **Extra Features**

Beautiful Tasmanian Oak floors flow through the hall, kitchen, and living areas, while the wet areas feature practical tiles and the bedrooms offer the cosiness of carpet. A Daikon Reverse Cycle Split System keeps the home cool in Summer and warm & cosy in Winter, while block-out roller blinds throughout also assist with climate control and offer privacy.

### **Prime Location & Community Amenities -**

Situated close to local restaurants, scenic walking trails, and essential amenities like the local pharmacy and shops, this

home truly lets you enjoy Latrobe living at its best.

Move in, Relax, & Savour Life in Bells Parade in a Home Where Style Meets Convenience!

Call Colin on 0408 666 301 to book your VIEWing.