

**23 Inglis Road, Clarence Point, TAS, 7270**

**House For Sale**

Saturday, 16 November 2024



23 Inglis Road, Clarence Point, TAS, 7270

**Bedrooms: 2**

**Bathrooms: 1**

**Type: House**



Ananda & Kate

0363431329

## Your Private Retreat at Nature's Doorstep

Discover a sanctuary that seamlessly blends modern comfort with nature's beauty in this charming timber home, newly built with a deep respect for its surroundings. Nestled privately at the end of a quiet cul-de-sac, this property offers a peaceful retreat for those looking to reconnect with nature while still enjoying easy access to nearby water views.

Designed with a mindful touch, the home celebrates natural materials, featuring a handcrafted myrtle kitchen benchtop sourced from the Huon Valley and a Huon pine bathroom sink top reclaimed from the Huon River. Every detail reflects a love for the local environment, including a new reverse-cycle air conditioner and a cosy wood stove, ideal for year-round comfort.

Set in a priority vegetation area, this property is a haven for flora enthusiasts, with measures in place to protect its unique, rare plant species. A new fence marks the eastern boundary, providing privacy and capturing even more land, which has been thoughtfully planted with native shrubs as screening from adjacent properties.

The lovely deck invites you to sit back, unwind, and enjoy the sounds of the bush and the call of local birdlife. Located just a 10-minute walk from the Clarence Point jetty and a 12-minute drive from Greens Beach, this home is perfect for anyone seeking a quiet yet connected lifestyle. Here, you'll find a true escape where nature takes centre stage and every day feels like a retreat.

Council rates: \$380 p/q approx.

Building size: 80m<sup>2</sup> approx.

Land size: 8952m<sup>2</sup> approx.

Year built: 2021

Rental estimate: \$350-\$400

Key2 Property have obtained all information in the document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.