

35 Brisbane St, Launceston, TAS, 7250



House For Sale

Tuesday, 26 November 2024

35 Brisbane St, Launceston, TAS, 7250

Bedrooms: 4

Bathrooms: 2

Parkings: 7

Type: House



Tom Harrison
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Immaculate Early Federation Residence with Commercial Income in Launceston CBD

This beautifully renovated 1800s residence in the heart of Launceston's vibrant CBD offers a rare blend of historic charm and modern functionality. Nestled within a distinguished streetscape, the property exudes the significant characteristics of Early Federation style, harmoniously complemented by later additions in the Georgian and Federation styles. The thoughtful integration of these periods reflects the surrounding streetscape, with newer extensions designed to be discreet, maintaining the home's original character while offering contemporary living.

Residence Features

Elegant and Spacious Living

Four Generously Sized Bedrooms

Dual Access Ensuites

Designer Kitchen

Dining Room

Home Office/Study

Wrap-around Balcony

Secluded Gardens and Alfresco Area

Private Parking and Rear Access

The property has been meticulously renovated, preserving its historic character while incorporating modern luxuries. The residence offers an unmatched living experience that combines old-world charm with all the benefits of contemporary design.

Commercial Features

Three Self-contained Tenancy Suites

Frontage to Brisbane Street

Private Parking

Ground floor offices with separate driveway access

Investment & Lifestyle Combination

This property offers a rare opportunity to live in one of Launceston's most sought-after areas while simultaneously benefiting from a steady rental income. The residence and commercial offices form a versatile package, ideal for anyone looking to combine home living with income-generating potential. Whether you are seeking a home business opportunity or a sound investment, this property delivers on both fronts.

Location & Lifestyle

Located just moments from Launceston's City Park, this property offers the rare advantage of inner-city living with all the conveniences of urban amenities right at your doorstep. The historical charm, modern renovation, and commercial opportunities make this a truly unique offering that is seldom available in Launceston.

Inspection by Appointment

This property is as seductive as it is unique, and we invite private inspections for those who truly appreciate the combination of character, space, and income potential. Don't miss out on this extraordinary opportunity to own a piece of Launceston's history, coupled with modern living and investment potential.