

43 Elphin Drive, Squeaking Point, TAS, 7307



House For Sale

Wednesday, 18 December 2024

43 Elphin Drive, Squeaking Point, TAS, 7307

Bedrooms: 2

Bathrooms: 1

Parkings: 4

Type: House



Elise Chisholm

Versatile Home on Expansive 5159m² Flat Block

Located at 43 Elphin Drive, Squeaking Point, this unique property offers endless opportunities for comfortable living, storage, and future development. Positioned on a spacious 5159m² flat parcel of land, this Colorbond home is perfectly suited for those seeking a blend of practicality and potential. The home is fully insulated and lined, providing year-round comfort across approximately 60m² of living space with full occupancy approval. It features a modern, well-appointed kitchen, a spacious bathroom with floor-to-ceiling tiles combining style and functionality, and a heat pump for efficient heating and cooling.

The property also includes a substantial 16m x 10m (Approx.) shed, offering ample storage options with a separate laundry for added convenience and a wood heater for extra comfort. Attached to the home, this versatile structure enhances the practicality of the property, making it ideal for various lifestyle needs, from tradespeople to hobbyists. The setup allows you to live comfortably while planning and building your dream home, with the existing self-contained granny flat serving as an ideal guest retreat or potential rental income stream once your new home is complete.

Squeaking Point is a picturesque and tranquil area nestled near a stunning estuary, making it an ideal spot for nature lovers and outdoor enthusiasts. The nearby boat ramp provides easy access to water activities, while the adjacent nature reserve offers walking trails and abundant opportunities to enjoy the local flora and fauna. This idyllic location combines the serenity of natural surroundings with the convenience of proximity to essential amenities.

This property provides a rare combination of immediate liveability and future potential. With its flat, generous 5159m² block, it is perfect for development or landscaping to suit your vision. The fully fenced property is on a septic system designed to accommodate a large family and the added convenience of being on town water. Don't miss the opportunity to secure this prime location in Squeaking Point. Contact me today to arrange an inspection and explore the possibilities that 43 Elphin Drive has to offer!

****Harcourts Devonport & Shearwater have no reason to doubt the accuracy of the information in this document which has been sourced from means which are considered reliable, however we cannot guarantee accuracy. Prospective purchasers are advised to carry out their own investigations. All measurements are approximate****