

**70 Laycock Road, Spreyton, TAS, 7310**



**House For Sale**

Friday, 15 November 2024

70 Laycock Road, Spreyton, TAS, 7310

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Charming home with 180 degree views!

Nestled in the picturesque and highly sought-after area of Spreyton, 70 Laycock Road is the epitome of private living in the tranquility of Laycock road. Spanning an impressive approx. 8068m<sup>2</sup> parcel of land, with a serene garden and incredible views, this property is ideal for those looking to embrace the charm of rural life while remaining close to essential amenities.

The property boasts a generously sized living area with sliding door access to the outdoor entertainment/BBQ area, the perfect place for entertaining with the backdrop of an incredible view. The unique layout of the home, along with the 1995 charm provides the home with character and personality, from the vaulted ceiling to the multi-level layout, this home is anything but regular.

The property features 4 generously sized bedrooms, including the master suite, which boasts a well-appointed ensuite with a stone feature wall. One of the key features of the property is the downstairs flat/rumpus area, including two rooms and the main bathroom, making the perfect teenagers retreat or separate living area for when guests stay.

Step outside to discover the beautifully landscaped gardens, with ample parking spaces and a generously sized shed, fitted with a roller door for vehicle access and sliding door access, perfect for setting up the dream man cave. The expansive deck area is perfect for hosting summer barbecues while enjoying sweeping rural views.

Just minutes from the local shops, schools, and recreational facilities of Spreyton and only a short 10-minute drive to the Devonport CBD, 70 Laycock Road, offers the convenience of town living while being enveloped in the peace of the countryside. Whether you're a growing family, or a lifestyle enthusiast, this property presents a rare opportunity to own your own slice of paradise.

The key features of the property are:

- ☑ Double brick construction
- ☑ Serene location in a private setting
- ☑ 180-degree views over the Mersey River
- ☑ Close to amenities
- ☑ Approx. 8068m<sup>2</sup> parcel of land

Don't miss your opportunity to purchase this property, contact the listing agent Joseph Laing on 0428 877 732 today to arrange your inspection.

**\*\*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\*\***