

**8 Merley Road, Austins Ferry, TAS, 7011**

**House For Sale**

Saturday, 30 November 2024

**4ONE4.**  
PROPERTY CO.

8 Merley Road, Austins Ferry, TAS, 7011

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Type: House**



Shaun McGuire  
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## Modern Brick Home with Great Outdoor Entertainment Area + Pool

Escape to the peaceful surroundings of Austins Ferry with this charming 3-bedroom house, perfect for first-time buyers, couples or families seeking a cozy retreat. Built in 1971, this home offers a delightful blend of character and functionality.

The living areas provide plenty of room for relaxation and entertaining, the kitchen has high top benches and plenty of cupboard space with hot plates and wall oven, while the three bedrooms offer ample space for family or guests. The bathroom has separate bath and shower and a separate laundry just off the kitchen. Out back is where it happens with a fantastic undercover entertainment area complete with a 12m x 6m approx out pool which will be great for a nice swim anytime of the day with the hot summer coming.

Located on Merley Road, this property sits in a friendly community with convenient access to local amenities. Austins Ferry is known for its scenic beauty and proximity to the Derwent River, making it an ideal spot for outdoor enthusiasts and families alike. Enjoy leisurely strolls along the riverbank or explore the nearby parks and reserves, that offer a slice of nature just moments from your doorstep, there is a boat ramp close by and still walking distance to all major services.

Don't miss out on this affordable opportunity to own a piece of Austins Ferry. With its welcoming atmosphere and prime location, this home won't be on the market for long. Contact us today to arrange a viewing and take the first step toward making this house your new home.

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