



**SOLD**

## BRAND SPANKING NEW - PERFECT HOME OR INVESTMENT OPPORTUNITY

Rare opportunity to purchase a brand new home in popular Warrane, 3 minutes to Eastlands, 8 minutes to Hobart and 10 minutes to the airport!

This home is due for completion on the 1st of November 2019 and features a very private fully fenced backyard, 3 bedrooms with built-ins, double glazed windows, brand new appliances including reverse cycle heat pump, oven, hotplates, dishwasher and rangehood with new flooring and blinds featuring throughout.

Contemporary in design, the home has been well positioned to make the most of the morning, midday and afternoon sun ensuring a light and bright feeling within the home throughout the day. The land component of the property is approximately 400m<sup>2</sup>, which is larger than a typical Strata property in the area, with no active strata or annual fees for such.

Privately positioned off street down a private driveway your privacy is assured with a carport and additional off street park.

An independant appraisal has determined an rental value of \$425 to \$450 per week.

We welcome you to our open home this Saturday 2nd November at 12 midday.

Please contact Ben Palmer for any further information.

3 BED | 1 BATH | 0 CAR

PRICE:  
\$430,000

OPEN FOR INSPECTION:  
N/A



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This floorplan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.  
104.54m<sup>2</sup> approx.



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

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