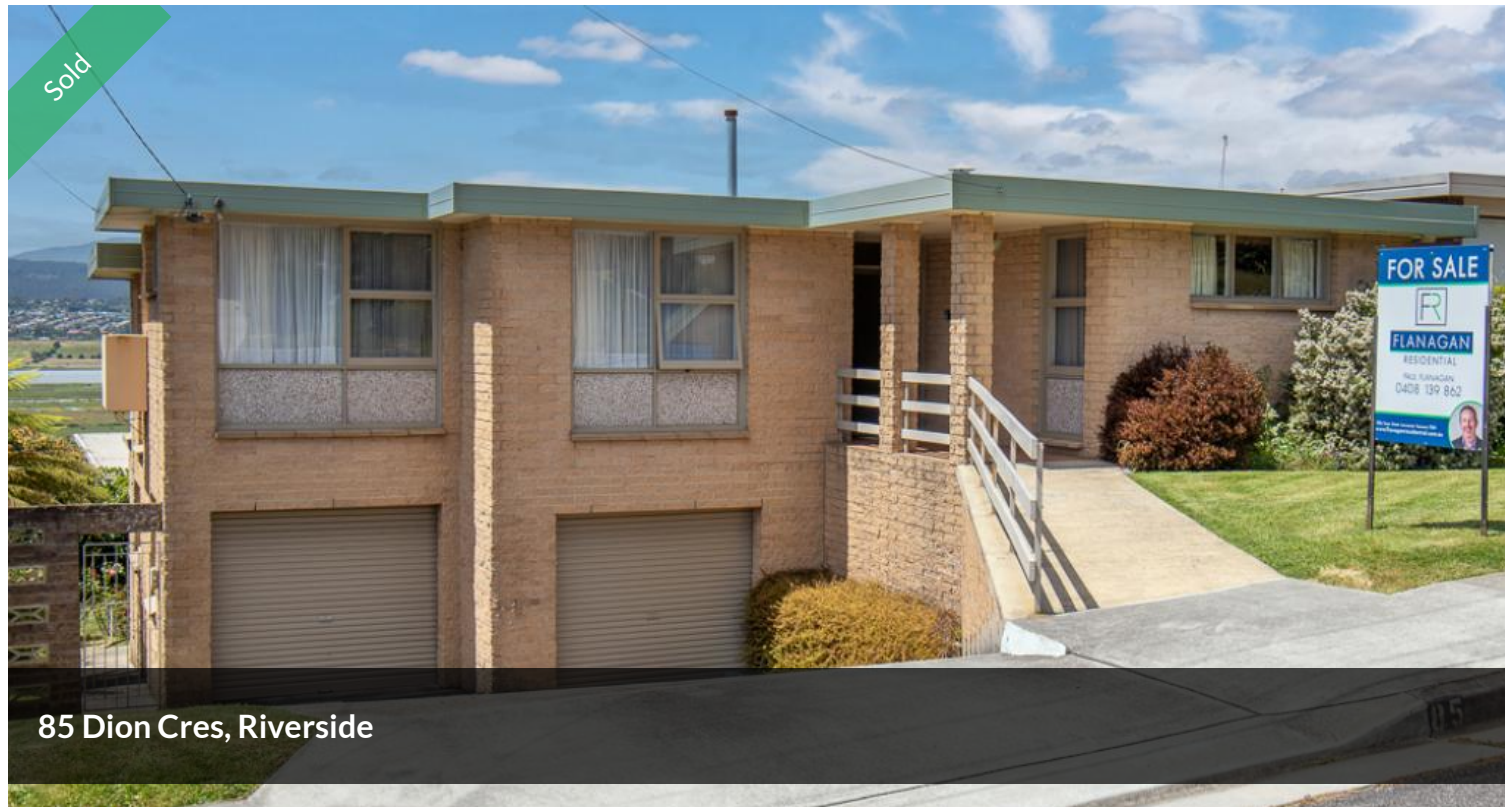


Sold



85 Dion Cres, Riverside



## Expansive Views And Convenience

Located on very popular Dion Crescent, this neatly presented brick home takes in some expansive river and mountain views. It's also very convenient to all amenities and facilities at Riverside yet is only a short drive into the Launceston CBD.

Situated on a generous block which extends to 696 sq m, there are established gardens, veggie beds and plenty of parking options off street.

The functional and practical floor plan includes a living room which flows to the dining room. You can access the rear verandah from here which overlooks the back yard and is a lovely spot to take in those views. The kitchen which is located next to the dining room, has ample cupboard space with a walk-in pantry, a laundry and a back porch adjacent.

A wide entrance hallway leads to the three bedrooms – all of which have built-in robes and electric panel heaters. The main bathroom and second separate toilet can also be accessed here.

An internal staircase brings you to the very large garage underneath along with plenty of storage, a rumpus room / workshop space, which has a third separate toilet.

NBN is connected, there is a new reverse cycle air conditioning unit installed

3 1 4 696 m<sup>2</sup>

**Price** SOLD for \$570,000

**Property Type** Residential

**Property ID** 460

**Land Area** 696 m<sup>2</sup>

**Floor Area** 255 m<sup>2</sup>

### Agent Details

Paul Flanagan - 0408 139 862

### Office Details

Launceston

108A Tamar Street Launceston TAS

7250 Australia

0408 139 862



and the backyard is securely fenced for pets.

Lovely presentation, plenty of built in storage and a nice light and bright interior really add to the liveability of the home. The exterior of the building is low maintenance being brick with an iron roof.

Whether you're in the market for a home or investment property, this one should be top of your list. Excellent value and one that's sure to move quickly!

Flanagan Residential provides this information from third parties as a convenience to you and recommends prospective purchasers carry out their own enquiries and seek legal advice with respect to the property information provided

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