

## 15 Valley Road, DEVONPORT, TAS 7310

### OPPORTUNITY AWAITS

We are pleased to present 15 Valley Road, Devonport, to the market. This property offers an excellent opportunity for families seeking a comfortable and conveniently located home, as well as for astute investors.

Situated on an approximate 665m<sup>2</sup> block, this brick residence features three bedrooms, 2 with built-in wardrobes. The open-plan kitchen, dining and living areas create a spacious feel while the well-appointed single bathroom includes a shower, bath and separate toilet, ideal for family living. Thanks to its north-facing orientation and large windows, the property enjoys abundant natural light throughout the day.

A notable feature is the single garage located under the house, providing secure parking, additional storage options and a "man cave" area. The fully fenced yard ensures privacy and safety for children and pets.

The property is conveniently positioned within walking distance of Reece High School, doctors' surgeries, a pharmacy and a supermarket on Valley Road, supporting easy daily commutes for families with school-aged children.

**TYPE:** Under Contract

**INTERNET ID:** 83P1676

#### SALE DETAILS

**Offers Over \$479,000**

#### CONTACT DETAILS

##### Sales & Rentals

60 Reibey Street  
ULVERSTONE, TAS  
03 6425 2722

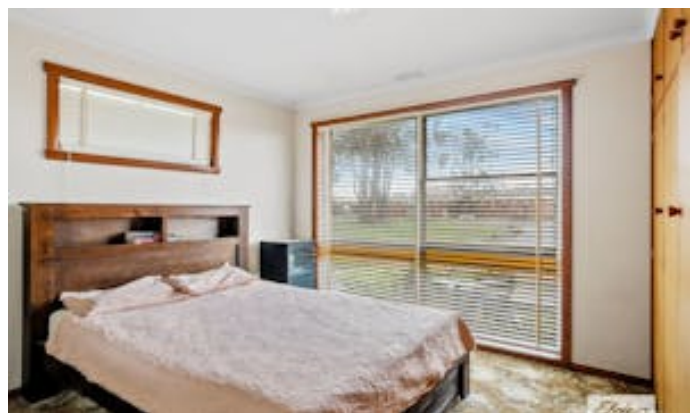
**Andrea Dyson**

0422 191 489

Other features: Carpeted, Close to Schools, Close to Shops, Close to Transport, Openable Windows

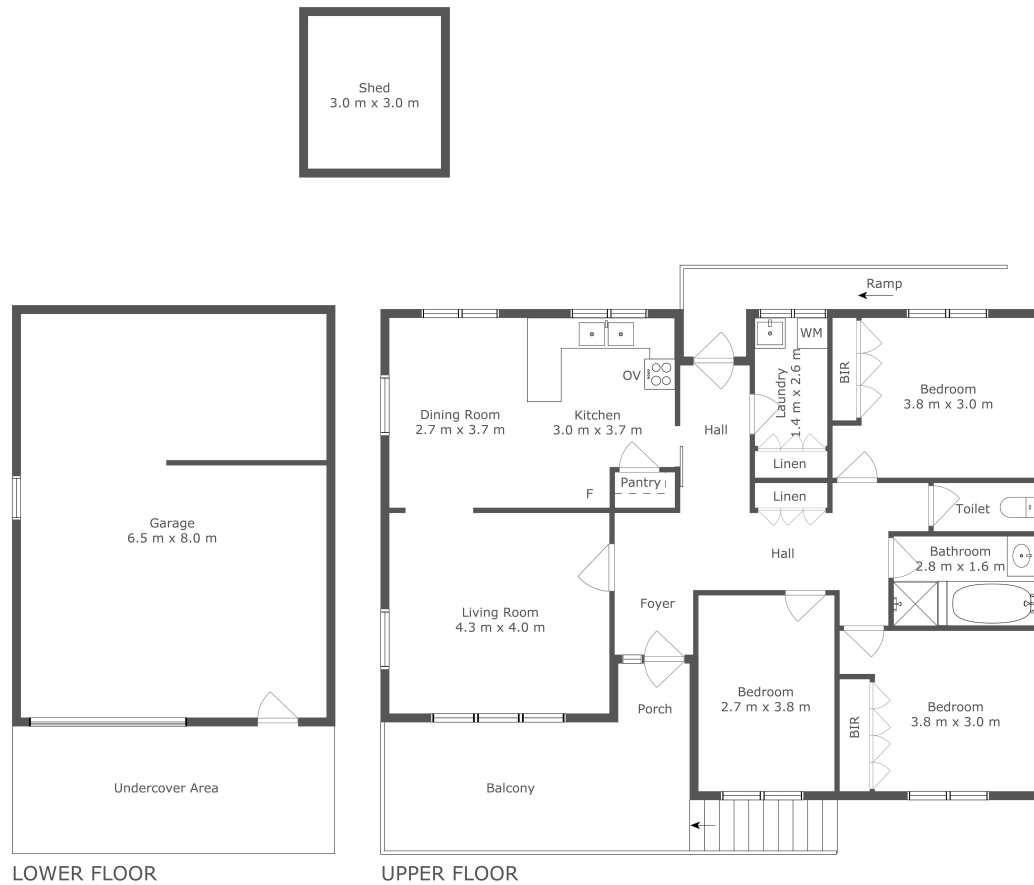
- Land Area 665.00 square metres
- Building Area: 133.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 2
- Single garage











## 15 Valley Road, Devonport

This floor plan sketch is to be used as a guide only and is not to scale.  
All dimensions listed are approximate.

Total approx floor size: 156 sq m. (Excl. Undercover Area, Balcony, Porch, Shed, Ramp)

