



73 Derwent Avenue, GEILSTON BAY, TAS 7015

Impressive waterfront residence

'Karinya' built in 1900 and positioned on a generous waterside allotment of 1256sqm showcasing stunning views of Geilston Bay, is an impressive historic home that seamlessly combines classic original features with sympathetically implemented contemporary updates throughout. The expansive floorplan offers convenience with a self-contained apartment on the lower ground floor which is currently running as a successful Airbnb and provides flexibility as guest accommodation, space for older relatives or teenagers, or as an additional income stream.

TYPE: For Sale

INTERNET ID: R24751456

SALE DETAILS

Offers over \$2,600,000

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Extensive double glazing in the living wing captures mesmerising water views, drawing the outside in. Comprising the generous living room with feature gas fireplace, and dining, family and kitchen adjacent, both spaces have French doors opening onto the sheltered verandah to create seamless indoor/outdoor living and a place to sit and admire the yachts on the water beyond. A second sitting room and sunroom provide valuable additional living space away from the main hub of the home.

The private master suite on the upper level has a walk-in wardrobe and ensuite bathroom with floor heating. A second bedroom, laundry and powder room complete the floorplan on this level. Downstairs there is kitchen/dining and lounge area in addition to two double bedrooms both with walk-in wardrobe and ensuite.

Moulded skirting boards and architraves, high ceilings and original Baltic Pine floorboards enhance the ambience of the home, whilst a pellet fire heater, reverse cycle air-conditioning and solar panels ensures modern amenity. The double garage with storage provides additional convenience.

Offering direct access to tranquil local walking tracks, this home is only minutes from the shops and amenities of Lindisfarne Village and a short ten minute drive into Hobart's CBD. A substantial holding set amongst idyllic surrounds, this is an exceptional opportunity to acquire an impressive property in a tightly held locale.

- Land Area 1,256.00 square metre
- Building Area: 365.00 square metres
- Bedrooms: 4
- Bathrooms: 3
- Car Parks: 2
- Double garage
- Ensuite
- Floorboards

CONTACT DETAILS

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GEILSTON BAY
73 Derwent Avenue
House Area: 365m (39.3sq)

