



31 Marlborough Street, SANDY BAY, TAS 7005

Light-filled, warm and inviting home

Located in an elevated position above Sandy Bay, this immaculately presented home showcases light-filled, spacious interiors and contemporary comfort across two levels. Solidly constructed and beautifully maintained, the generous floorplan of 236 sqm has level access from the garage, for added convenience.

Light-filled living area flows seamlessly to the balcony, the perfect spot for morning

TYPE: For Sale

INTERNET ID: R24779294

SALE DETAILS

Offers over \$1,150,000

CONTACT DETAILS

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

coffee or relaxed entertaining. The open-plan dining and kitchen area is ideal for everyday living, while the dedicated laundry with external access adds practicality to the home's layout.

Primary suite on the entry level features a walk-in wardrobe, ensuite bathroom and water views. Two additional spacious bedrooms with built-in wardrobes are serviced by a large bathroom with a second spa bath and separate WC, offering comfort and privacy for family or guests.

With reverse cycle air conditioning throughout, year-round comfort is assured. A secure garage adds amenity.

Located in a quiet cul de sac, this home is just moments from Sandy Bay's vibrant caf  s, shops, and waterfront. Whether you're downsizing, investing, or looking for a stylish home close to the city, this property ticks all the boxes.

- Land Area 473.00 square metres
- Building Area: 236.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Double garage
- Ensuite

Elders Hobart
5 Victoria Street
HOBART, TAS
03 6220 6999

Abi Freeman
0438 291 301





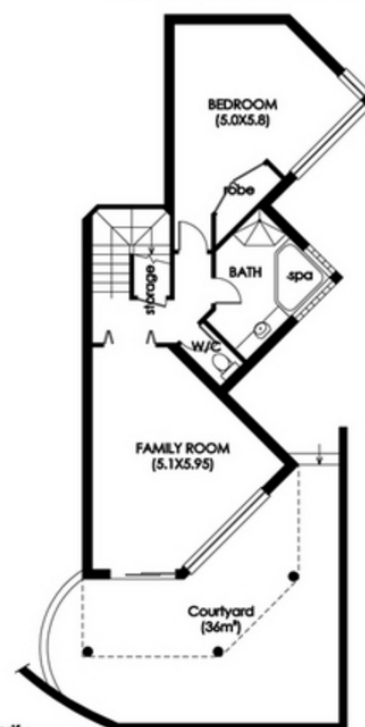


SANDY BAY
2/31 Marlborough Street
House Area (incl Garage): 236m²(25.4sq)

GROUND FLOOR



LOWER GROUND FLOOR



IMPORTANT: measurements are approximate-interested parties need to verify