



31 Swanston Street, NEW TOWN, TAS 7008

Substantial family home

Privately set back from the road on a substantial 1,942sqm allotment, this 1950s home has had a contemporary extension and a stylish kitchen upgrade in 2020. The home blends modern comfort and convenience with classic original features, close to excellent schools, Hill Street Grocer and New Town Plaza.

The generous floorplan spans two levels, offering five bedrooms, two bathrooms, and

TYPE: For Sale

INTERNET ID: R24784086

SALE DETAILS

Offers over \$1,790,000

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multiple living spaces designed for relaxed family living and effortless entertaining.

The heart of the home with expansive living areas has timber panelling and polished floorboards creating warmth and character. A cosy wood heater completes the space, while French doors open to a sunroom that flows into the light-filled kitchen with quality appliances. Casual dining with seamless access to the formal dining room is perfect for hosting family and friends.

The contemporary extension features three bedrooms with built-in wardrobes, serviced by a luxurious bathroom complete with a dual shower, freestanding tub, and a dedicated laundry. Upstairs, two additional bedrooms with built-in wardrobes enjoy leafy outlooks and share a second well-appointed bathroom.

Outside, a large, decked barbecue area is ideal for summer gatherings, and a generous grassed space allows children and pets to play.

Additional features include mains gas central heating and cooling, NBN connection, and a large two-car garage with storage, workshop, and WC. With off-street parking for up to four vehicles, this property offers exceptional amenity for growing families or those needing extra space.

Located within easy reach of excellent schools, Hill Street Grocer, New Town Plaza, parks, public transport, and Hobart's CBD, this impressive home delivers a lifestyle of comfort, convenience, and timeless appeal.

- Land Area 1,942.00 square metre
- Building Area: 264.00 square metres
- Bedrooms: 5
- Bathrooms: 2
- Car Parks: 2
- Double garage
- Floorboards

CONTACT DETAILS

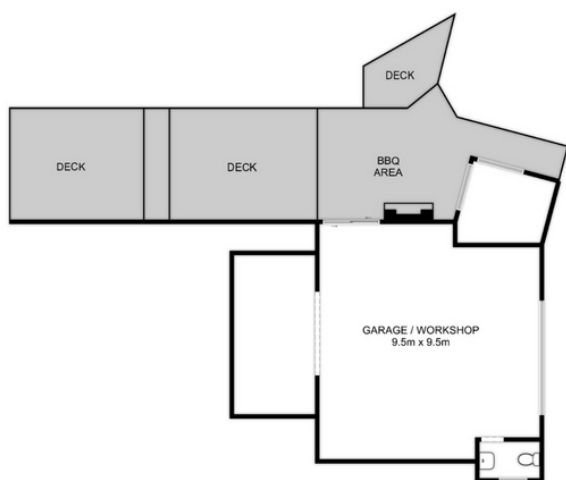
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Total Approx. Floor Area : 264 sqm
Total Approx. Outbuilding Area : 86 sqm

All measurements are internal and approximate.
This plan is a sketch for illustration, not valuation.
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