



## 9 Rowan Avenue Primrose Sands TAS

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Introducing 9 Rowan Avenue, Primrose Sands - a property with undeniable potential! This modest yet sunlit home, nestled in a sought-after location, presents a golden opportunity. If you've been seeking a permanent residence or a charming beach getaway with serene water views, this property is brimming with possibilities.

Featuring two bedrooms, both boasting built-in robes, this home provides a cozy and functional layout. The open plan living, kitchen, and dining area invite natural light and present a pleasant outlook over Fredrick Henry Bay. The main bathroom and separate laundry add to the home's practicality.

Step outside onto the balcony, accessible from the dining area, and savor outdoor living while taking in the captivating views. Plus, a newly added back patio and

**Price** : \$ 440,000  
**Building Size** : 70 sqm  
**Land Size** : 612 sqm  
**View** : <http://www.katestoreyrealty.com.au/sale/tas/hobart-southern/primrose-sands/residential/house/7961205>



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Total Approx. Floor Area : 70 sqm  
Total Approx. Outbuilding Area : 9 sqm

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