






### 17 Ruth Drive Lenah Valley TAS

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This extensive (220m<sup>2</sup> or 23,7sq approx.) family home, offers a massive amount of living room for a large family or the extended family where a separate self-contained space can be created for older loved ones who need care and security within the family but still want their own independence. Or where you can use the potential generous two-bedroom flat to generate an income for you.

Set high up and well back from the street this imposing home offers significant accommodation over two levels. The upper level offers a spacious open plan lounge and dining that has extensive sunny views across the suburbs to the sparkling waters of the Derwent River. The compact Blackwood kitchen has plenty of bench and cupboard space, including a pantry. All three bedrooms on this level are doubles, with built-in robes and the main has an ensuite, plus the family bathroom has a bath and separate

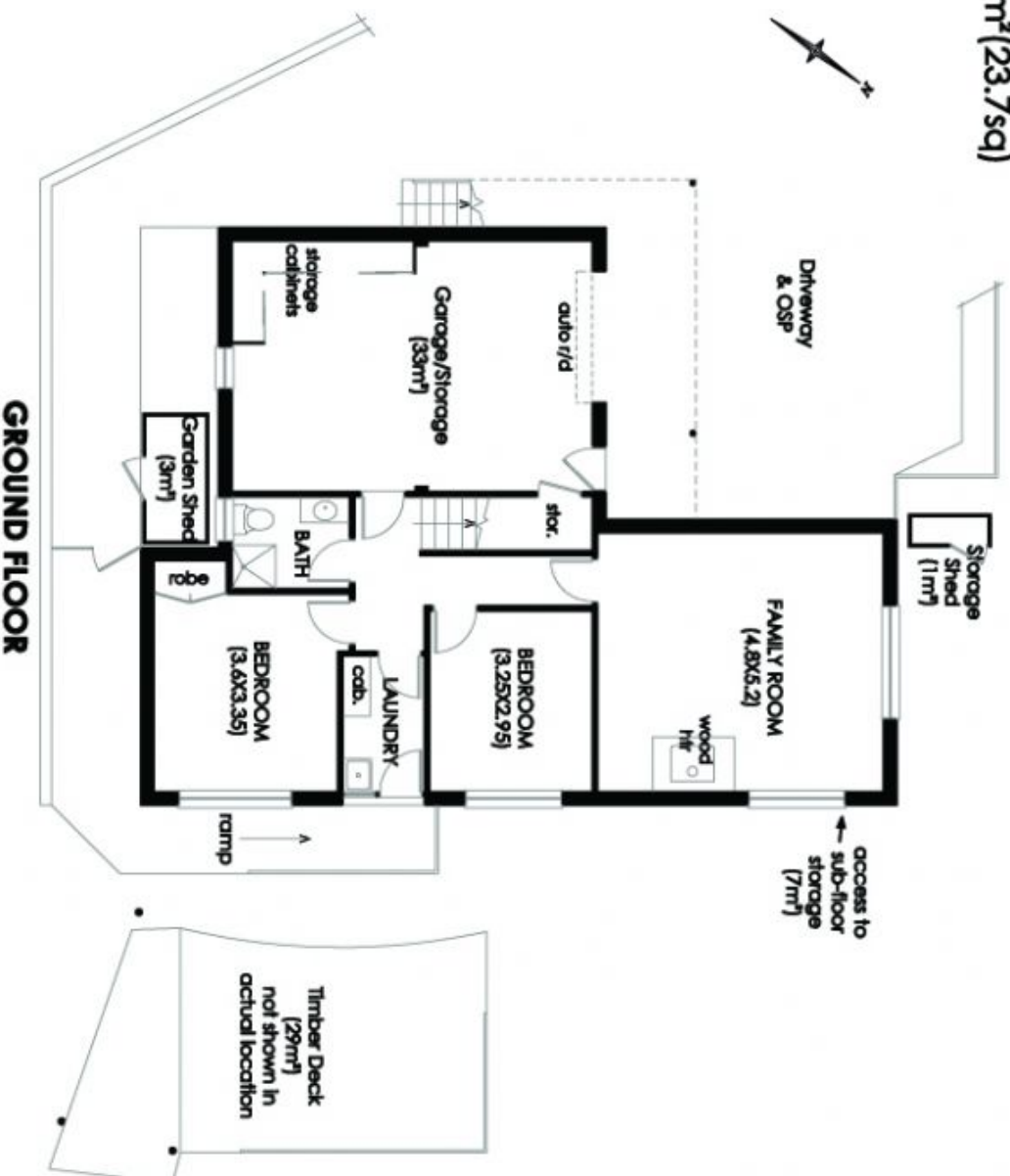
**Price** : \$ 770,000  
**Building Size** : 220 sqm  
**Land Size** : 705 sqm  
**View** : <https://www.lennardmclure.com.au/sale/tas/hobart-southern/lenah-valley/residential/house/6327694>



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# LENNAH VALLEY 17 Ruth Drive

House Area (incl Garage/Storage): 220m<sup>2</sup> (23.7sq)



IMPORTANT: measurements are approximate-Interested parties need to verify