



## 2 Connewarre Crescent Berriedale TAS

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That's right this prime positioned flat easy to build on 923m<sup>2</sup> block can be split into two blocks (STCA). Just think 450m<sup>2</sup> approx. blocks in the Claremont-Berriedale area usually sell for around the \$240,000. That leaves the cost of this comfortable three bedroom family home at around the \$400,000 mark, I ask you where can you buy a delightful free standing three bedroom home any where in the northern suburbs of Hobart for just \$400,000.

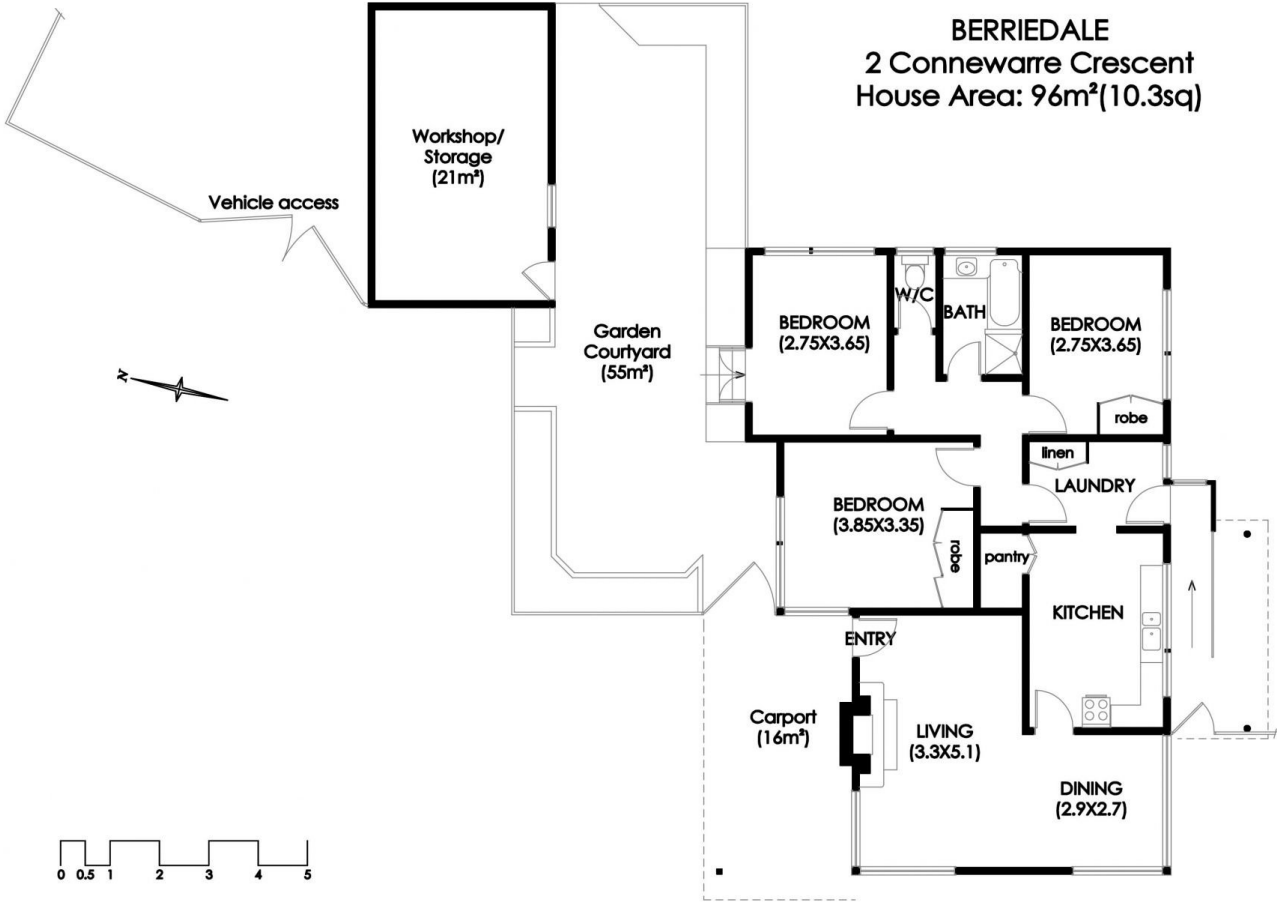
This is a unique property, it offers so much more than a comfortable first home, or a perfect retirement home that is on the flat with plenty of parking for boats, caravans or a motor home. The large 923m<sup>2</sup> easy to build on, flat block with its multiple access points offers massive potential for future development. Live in the original home or use it as a rental while you build (STCA) a modern executive three-bedroom unit at the rear of the block, the second

**Price** : Expressions of interest  
**Building Size** : 93 sqm  
**Land Size** : 923 sqm  
**View** : <https://www.lennardmclure.com.au/sale/tas/hobart-southern/berriedale/residential/house/7933619>



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**BERRIEDALE**  
2 Connewarre Crescent  
House Area: 96m<sup>2</sup>(10.3sq)



**IMPORTANT:** measurements are approximate-interested parties need to verify