



### 97 North Huon Road Ranelagh TAS

3 1 4

Situated on the banks of the Huon River is this picturesque 3 bed renovated brick home on almost 2.5 acres of prime riverside land.

The house is set back behind a well-established fruit Salad orchard (a full listing of plantings is available on request) a private garden area with the access to the home via a platform design entrance way. Comprising three good size bedrooms, the main with built in robe, a beautifully renovated bathroom and kitchen, open plan dining and generous sized living with fireplace and heat pump in place. In addition, the home is serviced by town water, sealed roads and Wireless NBN is already in place.

Externally, and accessed from the dining area or side ramp, is an expansive full width deck ideal for outdoor dining and entertaining. There is a good compliment of

**Building Size** : 123 sqm  
**Land Size** : 10070 sqm  
**View** : <https://www.taspr.com.au/1693478>



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97 North Huon Rd, Ranelagh, TAS 7109  
Approx Internal Space 115 sqm



NOT IN POSITION

Disclaimer: All measurements and floor plan details are for informational purposes only. We make no warranties or representations, express or implied, as to the accuracy of this rendering. Independent property size verification is recommended. The approximate internal area measurement does not directly reflect the government evaluation of the property area.