

12 Erica Place OAKDOWNS, TAS



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## FABULOUS FAMILY HOME WITH EXPANSIVE WATER VIEWS

Erica place is one of the most desirable streets in the area due to the beautiful water views and this home enjoys a King of the hill position that will be the envy of your friends.

From the attractive front facade of this home, the minute you step inside you will be enchanted by the sense of space due to the open plan nature of the floor plan and of course, mesmerised by the stunning views of the river Derwent.

**Council Rates:** \$1,900.00/year (approx)

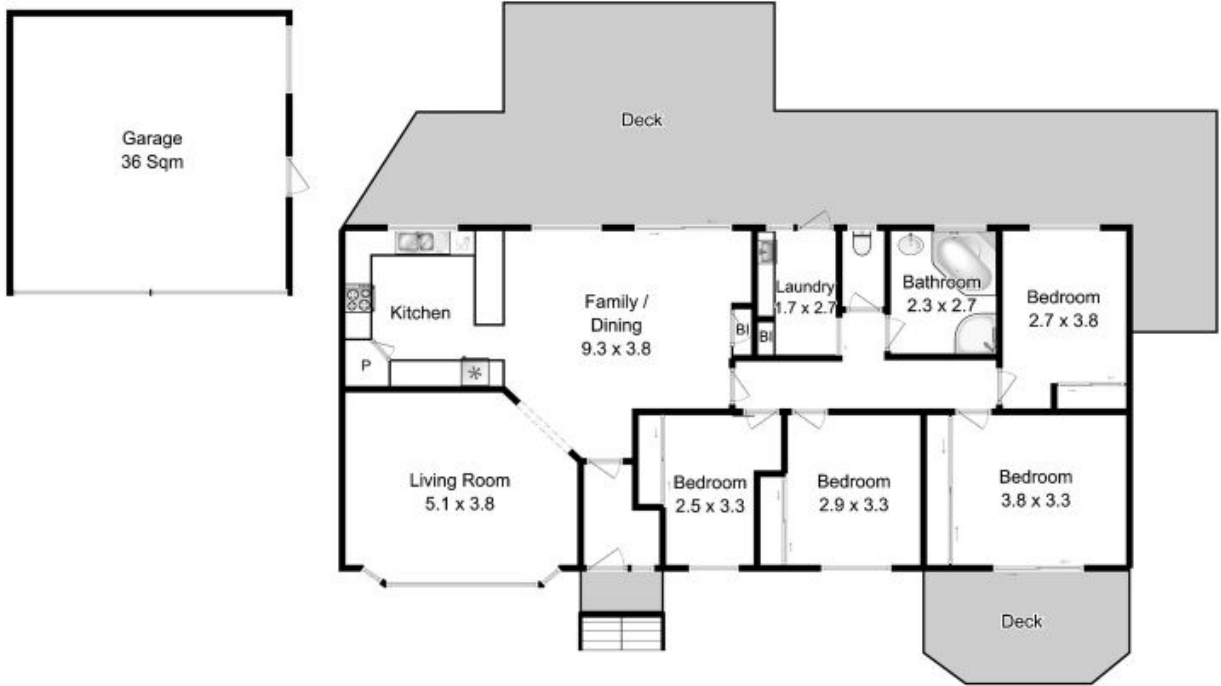
**Water Rates:** \$1,160.00/year (approx)

"We have obtained all information in this document from sources we believe to be reliable;

**Angelina Drobina**

Principal

0416163014



All measurements are internal and approximate.  
 This plan is a sketch for illustration, not valuation.  
 Produced by Open2view.com for Ripple.

Approx. floor area : 132 sqm  
 Approx. outbuilding area : 36 sqm

