



7 Maralinga Drive BERRIEDALE, TAS



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## Convenience and comfort abound

Ideally located amongst the many amenities of both Berriedale and Claremont, with a lovely outlook over the leafy surrounds of Faulkners Rivulet, this immaculately presented and extensively updated three-bedroom home will be a real catch for a range of purchasers.

Whether you are looking to downsize, invest, or for a fantastic first home - you will be impressed by recent upgrades for your comfort and convenience. The property is fully insulated, re-plastered, re-wired, and rooftop solar panels have been installed; plus, both the kitchen and bathroom have been renovated in recent years.

Enjoy alfresco dining, relaxed entertaining or just enjoy the fresh air and sun from the covered outdoor area overlooking the beautifully maintained and established gardens. The fl

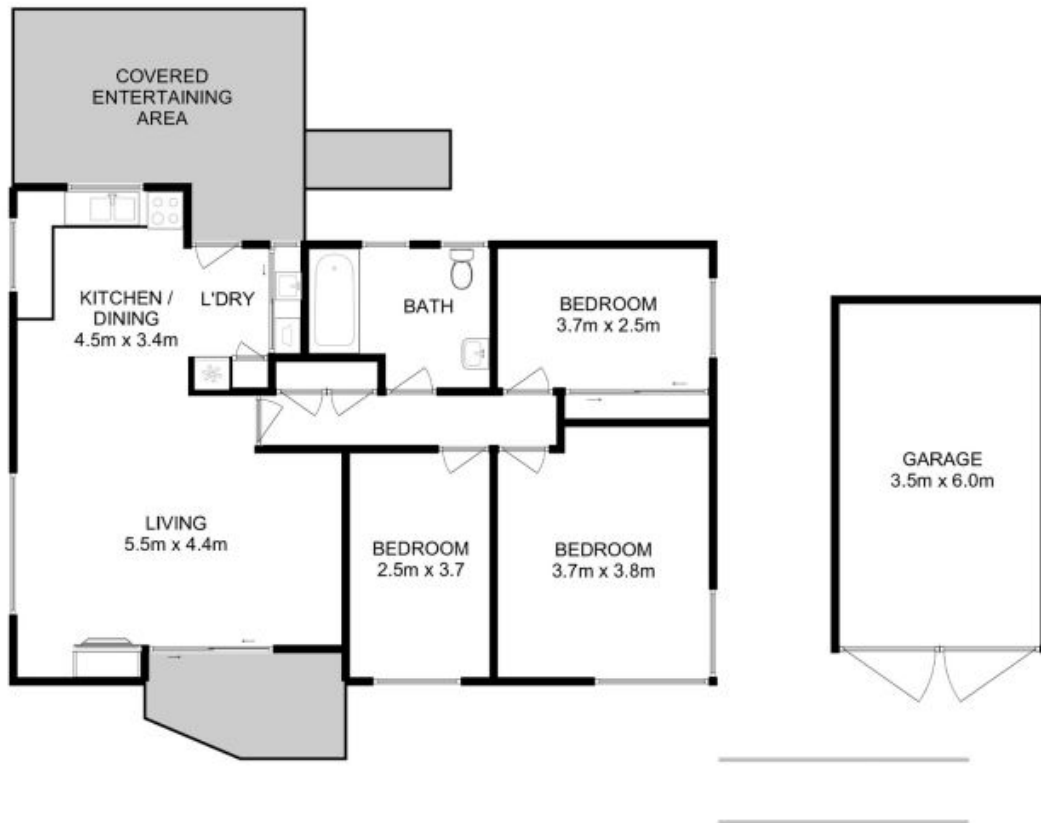
**Council Rates:** \$1,624.00/year (approx)

**Water Rates:** \$1,100.00/year (approx)

## Warwick Page

Director & Real Estate Agent

0474122717



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

Approx. floor area : 100 sqm  
 Approx. outbuilding area : 23 sqm

