

242 Nierinna Road, Margate

## Cosy Cedar Cottage with Beautiful Bush Views

This charming western red cedar retreat sits peacefully on a picturesque 1.24 ha (approx. 3 acre) north facing bush allotment, offering the perfect escape for those seeking a calmer, more nature connected lifestyle. Filled with warmth and natural light, the home features a welcoming lounge complete with a freestanding wood heater and a reverse cycle heat pump to keep you comfortable all year round.

A full length timber deck wraps gracefully around the home, providing multiple outdoor spaces to unwind. The generous entertaining area outside the kitchen is ideal for alfresco meals, and there is plenty of room to build a fire pit to gather on crisp evenings.

Inside, the main bedroom is spacious and serene, while the well appointed bathroom includes both a separate shower and a relaxing bathtub. Whether you're an active couple ready to downsize or a first home buyer looking to begin your property journey, this home offers a wonderful blend of comfort and rural charm.

The big shed is ideal for all your storage needs and there is even a separate studio room 2.8 m x 2.5 m.....ideal for hobbyists.

Practical extras include a wood shed, garden shed, and secure tool shed. The sealed driveway from Nierinna Road offers easy access and ample parking for several vehicles. With peaceful bush views and

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### FOR SALE

Please Call

### AGENTS

Michael Kingston  
0408 145 380  
mkingston@ljhpinnacle.com.au

### AGENCY

LJ Hooker Pinnacle Property  
(03) 6272 8177

All information contained therein is gathered from relevant third parties sources.  
We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

just a short 2.5 km trip to the heart of Margate, this delightful property deserves a place at the top of your inspection list. The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however, cannot guarantee it. Accordingly, all interested parties should make their own enquiries to verify this information.

## MORE DETAILS

Property ID	GPJ1F
Property Type	House
House Size	103 m <sup>2</sup>
Land Area Including	1.24 hectare Toilets (1)

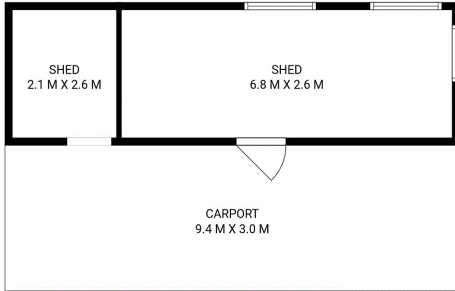
**Michael Kingston 0408 145 380**

Property Representative | [mkingston@ljhpinnacle.com.au](mailto:mkingston@ljhpinnacle.com.au)

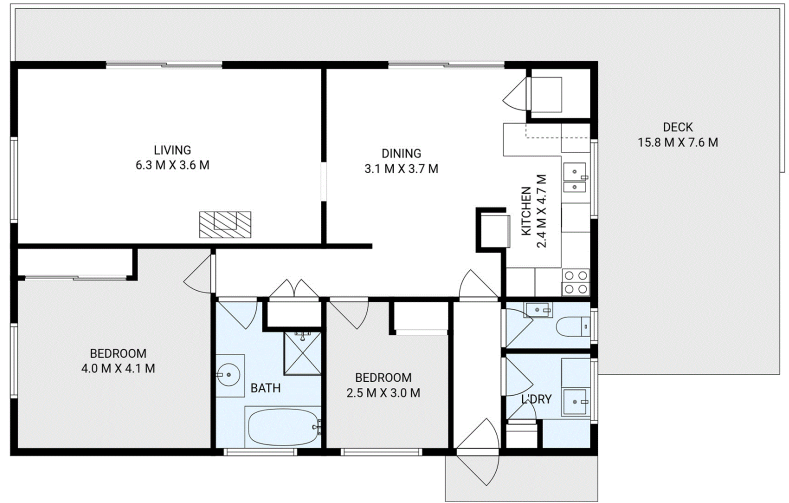
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402 Main Road, GLENORCHY TAS 7010  
[pinnacleproperty.ljhooker.com.au](http://pinnacleproperty.ljhooker.com.au) | [hello@ljhpinnacle.com.au](mailto:hello@ljhpinnacle.com.au)





SHED  
2.3 M X 1.4 M



**242 Nierinna Road, Margate**  
House area: 103 sqm

Areas and dimensions are approximate and therefore this floor plan should only be used for illustrative purposes.  
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